

LINCOLN COUNTY, NV **2018-154874**
\$249.50
RPTT:\$214.50 Rec:\$35.00 **06/28/2018 10:24 AM**
NEVADA TITLE LAS VEGAS Pgs=2 AE
OFFICIAL RECORD
LESLIE BOUCHER, RECORDER

A.P.N.: 003-053-01
File No: 13895-2533312 (TV)
R.P.T.T.: \$214.50

When Recorded Mail To: Mail Tax Statements To:
Frank Adams
P.O. Box 764
Caliente, NV 89008

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Loraine Dee Adams

do(es) hereby *GRANT, BARGAIN and SELL* to

Frank Adams, a married man as his sole and separate property

the real property situate in the County of Lincoln, State of Nevada, described as follows:

LOT FOUR (4) IN BLOCK FORTY-SIX (46) OF THE NORTH SIDE ADDITION TOWN OF CALIENTE AS SHOWN BY MAP THEREOF RECORDED OCTOBER 08, 1940, AS FILE NO. 15661 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 12/13/2017

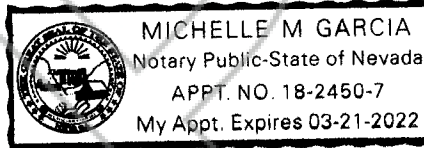
Loraine Dee Adams
Loraine Dee Adams

Loraine Dee Adams

STATE OF **NEVADA**)
COUNTY OF Esmeralda) **ss.**

This instrument was acknowledged before me on June 25, 2018 by
Loraine Dee Adams.

Michelle Garcia
Notary Public
(My commission expires: 3-21-22)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
December 13, 2017 under Escrow No. **13895-2533312.**

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 003-053-01
- b) _____
- c) _____
- d) _____

2. Type of Property

- a) Vacant Land
- b) Single Fam. Res.
- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apt. Bldg.
- f) Comm'l/Ind'l
- g) Agricultural
- h) Mobile Home
- i) Other _____

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$55,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$55,000.00
- d) Real Property Transfer Tax Due \$214.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
- b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: [Signature]

Capacity: Grantor

Signature: _____

Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Loraine Dee Adams

Print Name: Frank Adams

Address: PO Box 242

Address: PO. Box 704

City: Goldfield

City: Caliente

State: NV Zip: 89013

State: NV Zip: 89008

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: Nevada Title Co.

File Number: 13895-2533312 TV/ TV

Address: 2500 North Buffalo Drive, Suite 150

City: Las Vegas

State: NV Zip: 89128

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)