

LINCOLN COUNTY, NV

2018-155104

\$79.85

RPTT:\$44.85 Rec:\$35.00

08/24/2018 11:05 AM

COW COUNTY TITLE CO.

Pgs=2 AK

OFFICIAL RECORD

LESLIE BOUCHER, RECORDER

APN: 013-080-16

RPTT: \$0.00

**RECORDING REQUESTED BY:**

Cow County Title Co.

NLS 7193-Lin

**MAIL TAX STATEMENTS TO:**

Same as below

**WHEN RECORDED MAIL TO:**

Shawn Shirley and Gay Shirley

PO Box 7118

Bunkerville NV 89007

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**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That **SHAWN SHIRLEY and GAY SHIRLEY, husband and wife, and RON LEAVITT and CAROLYNN LEAVITT, husband and wife**, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **SEAN EDWARD SHIRLEY, a single man and SHAWN SHIRLEY and GAY SHIRLEY, husband and wife, all as joint tenants**

all that real property situate in the County of Lincoln, State of Nevada, bounded and described as follows:

The Northeast (NE1/4) of the Southeast (SE1/4) of Section 32, Township 4 South, Range 70 East, Mount Diablo Meridian, more particularly described as follows:

Parcel 1B of that certain Map recorded April 27, 2018 in the Office of the County Recorder of Lincoln County, Nevada as File No. 2018-154141, Lincoln County, Nevada records.

Together with an easement for ingress and egress over the East Twenty (20) feet, extending from the North Line of the Southeast Quarter (SE1/4) of the Southeast Quarter (SE1/4) of Section 32. South approximately 200 feet to an extending road.

ASSESSOR'S PARCEL NUMBER FOR 2018 - 2019: 013-080-16

**SUBJECT TO:**

1. Taxes for fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises;

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: \_\_\_\_\_

8/3/2018

Shawn Shirley  
SHAWN SHIRLEY

Gay Shirley  
GAY SHIRLEY

Ron Leavitt  
RON LEAVITT

Carolynn Leavitt  
CAROLYNN LEAVITT

STATE OF Nevada

COUNTY OF Clark

On August 3, 2018, personally appeared before me, a Notary Public, SHAWN SHIRLEY and GAY SHIRLEY, who acknowledged that they executed the above instrument.

Cynthia A Good  
Notary Public



STATE OF Nevada

COUNTY OF Clark

On August 9, 2018, personally appeared before me, a Notary Public, RON LEAVITT and CAROLYNN LEAVITT, who acknowledged that they executed the above instrument.

Cynthia A Good  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 013-080-16
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

2. Type of Property

- a)  Vacant Land
- b)  Single Family Residence
- c)  Condo/Twnhse
- d)  2-4 Plex
- e)  Apartment Bldg.
- f)  Commercial/Industrial
- g)  Agricultural
- h)  Mobile Home
- i)  Other \_\_\_\_\_

3. Total Value/Sales Price of Property

Deed in Lieu of Foreclosure Only (Value of Property) ( 11,500.00 )  
 Transfer Tax Value 0.00  
 Real Property Transfer Tax Due: 11,500.00  
44.85

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 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 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: Shawn Shirley Capacity: Seller

Signature: Sean E. Shirley Capacity: Buyer

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

Shawn Shirley, Gay  
 Shirley, Ron Leavitt and  
 Print Name: Carolynn Leavitt  
 Address: PO Box 7118  
 City/State/Zip Bunkerville NV 89007

Sean Edward Shirley, Shawn  
 Shirley and Gay Shirley  
 Print Name: \_\_\_\_\_  
 Address: PO Box 7118  
 City/State/Zip Bunkerville NV 89007

**COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)**

Company Name: Cow County Title Co. Escrow No NLS 7193-Lin  
 Address: 761 Raindance Dr, Pahrump NV 89048