

A.P.N.: 005-251-24  
File No: 119-2549546 (SW)  
R.P.T.T.: \$1,014.00

LINCOLN COUNTY, NV **2018-155114**  
\$1,049.00  
RPTT:\$1014.00 Rec:\$35.00 **08/24/2018 02:41 PM**  
FIRST AMERICAN TITLE PASEO VERDE Pgs=2 AK  
**OFFICIAL RECORD**  
LESLIE BOUCHER, RECORDER

When Recorded Mail To: Mail Tax Statements To:  
Dustin R. Brand and Donna K. Brand  
1116 Gate Dancer Avenue  
Henderson, NV 89015

***GRANT, BARGAIN and SALE DEED***

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

Donald M. Abley, a widower

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

Dustin R. Brand and Donna K. Brand, husband and wife as joint tenants with right of survivorship

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

**THAT PORTION OF THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION 25 TOWNSHIP 5 NORTH, RANGE 65 EAST, M.D.B. & M., LINCOLN COUNTY, NEVADA, DESCRIBED AS FOLLOWS:**

**PARCEL 1D OF SUBSEQUENT PARCEL MAP DIVIDING PARCEL ONE, PLAT BOOK B, PAGE 363, FOR RICHARD MOSER AND ALLISON NEWLON, AS SHOWN UPON MAP THEREOF RECORDED NOVEMBER 3, 2003 AS FILE 121196 IN PLAT BOOK C, PAGE 13.**

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: 08/08/2018

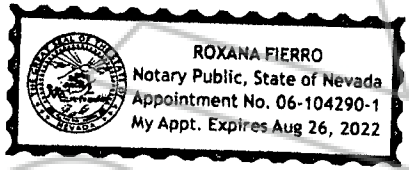
*Donald M. Abley*  
Donald M. Abley

Donald M. Abley

STATE OF NEVADA )  
: ss.  
COUNTY OF CLARK )

This instrument was acknowledged before me on  
8/24/18 by  
**Donald M. Abley.**

*[Signature]*  
\_\_\_\_\_  
Notary Public  
(My commission expires: 8-26-22)



Roxana Fierro  
NO. 06-104290-1  
EXP. 08.26.2022

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 08/23/2018 under Escrow No. 119-2549546



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 005-251-24
- 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: \$260,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )
- c) Transfer Tax Value: \$260,000.00
- d) Real Property Transfer Tax Due \$1,014.00

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: *Donald M. Abley*

Capacity: Agent

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

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

Print Name: Donald M. Abley  
Address: 9716 Trail Rider Drive  
City: Las Vegas  
State: NV Zip: 89117

Print Name: Dustin R. Brand and  
Donna K. Brand  
Address: 1116 Gate Dancer Avenue  
City: Henderson  
State: NV Zip: 89015

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

Print Name: Company  
Address: 7251 West Lake Mead Blvd, Suite 100  
City: Las Vegas

File Number: 119-2549546 SW/ SW  
State: NV Zip: 89128

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