

A.P.N. No.:	003-033-01
R.P.T.T.	\$397.80
Escrow No.:	79503
Recording Requested By:	
Cow County Title Co.	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
VIRGINIA L. VON ACHEN, tRUSTEE	
23811 Washington, Ste C-110 PMB 364	
Murrieta, CA 92562	

LINCOLN COUNTY, NV **2018-155140**
RPTT:\$397.80 Rec:\$35.00
Total:\$432.80 **08/28/2018 01:33 PM**
COW COUNTY TITLE CO. Pgs=4 AK



OFFICIAL RECORD
LESLIE BOUCHER, RECORDER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **LINDA L. CARPENTER** and **DENNIS J. CARPENTER** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **VIRGINIA L. VON ACHEN, Trustee of the VIRGINIA L. VON ACHEN TRUST, dated July 28, 1995**, all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

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

A portion of Lot 3 in Block 47 of the North Side Addition to the City of Caliente, Nevada and bounded and described as follows, to wit:

The Western 194.48 feet of Lot 3 in Block 47 of said North Side Addition described as follows:

Beginning at the Northwest corner of said Lot 3 in said Block 47 and running thence East along the North boundary of said Lot 3 a distance of 194.31 feet, thence at right angles South, a distance of 164.43 feet to the dividing line between said Lot 3 and Lot 2, thence West along said dividing line 194.48 feet, thence North along the Western boundary of said Lot 3 a distance of 165.43 feet to the place of beginning.

The above legal description is a metes and bounds description and was obtained from a Quitclaim Deed, recorded June 25, 2013 in Book 280 of Official Records, page 111 as File No. 143620, Lincoln County, Nevada records.

This additional information required by NRS 111.312 and NRS 239B.030.

ASSESSOR'S PARCEL NUMBER FOR 2018 - 2019: 003-033-01

SUBJECT TO:

1. Taxes for the 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: August 10, 2018

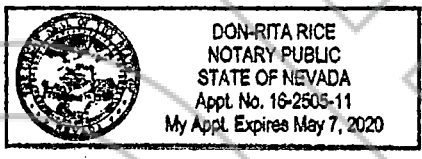
Linda L. Carpenter
LINDA L. CARPENTER

Dennis J. Carpenter
DENNIS J. CARPENTER

State of Nevada)
County of Wheeler) ss.

This instrument was acknowledged before me on the 20th day of August 2018 By
LINDA L. CARPENTER and DENNIS J. CARPENTER

Signature: Don Rita Rice
Notary Public
Expiration Date: 5/7/20



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 003-033-01 _____
- 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 RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes:	

3. Total Value/Sale Price of Property \$101,900.00
 Deed in Lieu of Foreclosure Only (value of Property) (_____)
 Transfer Tax Value: \$101,900.00
 Real Property Transfer Tax Due: \$397.80

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 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 Linda L. Carpenter Capacity Grantor
 LINDA L. CARPENTER

Signature _____ Capacity Grantee
 VIRGINIA L. VON ACHEN, Trustee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: LINDA L. CARPENTER and DENNIS J. CARPENTER
 Address: 8140 W. Rosada Way
 City: Las Vegas
 State: NV Zip: 89149

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: THE VIRGINIA L. VON ACHEN TRUST, dated July 29, 1995
 Address: 23811 Washington, Ste C-110 PMB 364
 City: Murrieta
 State: CA Zip: 92562

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

Print Name: Cow County Title Co. Escrow #: 79503
 Address: P.O. Box 518, 328 Main Street
 City: Pioche State: NV Zip: 89043

**STATE OF NEVADA
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Signature _____ Capacity Grantor
LINDA L. CARPENTER

Signature *Virginia L. Von Achen* Capacity Grantee
VIRGINIA L. VON ACHEN, Trustee

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