

LINCOLN COUNTY, NV

2018-155650

\$191.00

RPTT:\$156.00 Rec:\$35.00 12/28/2018 02:06 PM

PREMIER AMERICAN TITLE

Pgs=3 AK

OFFICIAL RECORD

LESLIE BOUCHER, RECORDER

APN# 006-041-67

RPTT: \$156.00

Recording Requested by
Premier American Title Agency, Inc.

Mail Tax Statements to:
When Recorded Please Mail to:
Michael J. Erdman
Erin L. Erdman
3672 Winter Whitetail St.
Las Vegas, NV 89122

Escrow# 21800329-200-PL2

This area reserved for County Recorder

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Katharine Graves Hope, A married woman as her sole and separate property

In consideration of \$10.00 and other valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to: Michael J. Erdman and Erin L. Erdman, Husband and Wife as Joint Tenants

All that real property situated in the County of Lincoln, State of NEVADA, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR THE COMPLETE LEGAL DESCRIPTION

Subject to:

1. Taxes for the fiscal year.
2. Conditions, covenants, restrictions, reservations, rights, rights of way and easements now of record, if any.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

IN WITNESS WHEREOF, this instrument has been executed this 27 day of December, 2018.

Katharine Graves Hope
Katharine Graves Hope

State of CA)
) ss.
County of San Diego)

On 27 December 2018 before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Katharine Graves Hope**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose Name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

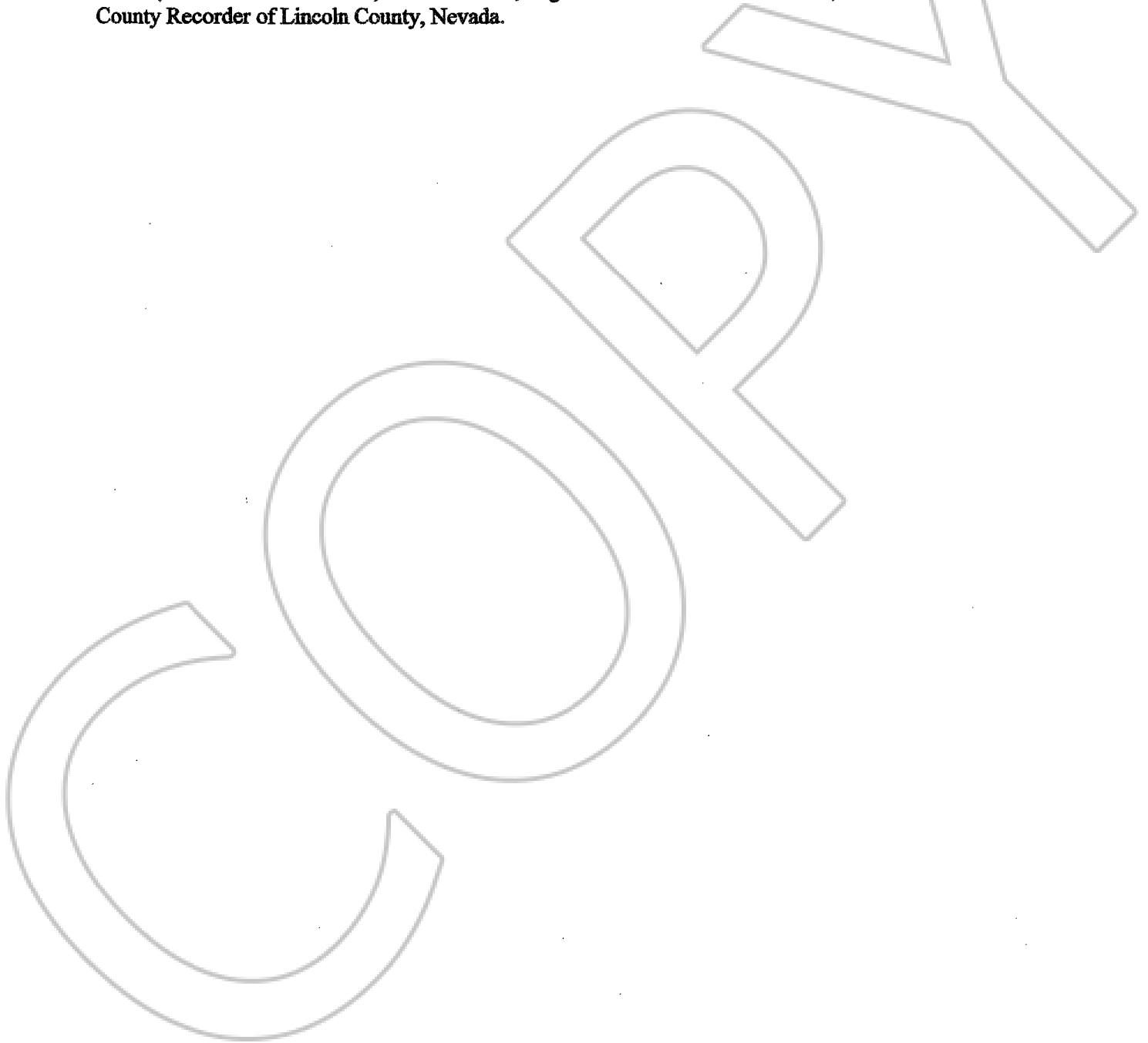


Signature: [Handwritten Signature]
My Commission Expires: 08/15/2021

EXHIBIT "A"
LEGAL DESCRIPTION

That portion of the Northwest Quarter (NW ¼) of Section 2, Township 4 North, Range 67 East, M.D.B.&M., more particularly described as follows:

Parcel No. Three (3) of U.S. Government Lot Eleven (11), as shown upon Parcel Map for Selwyn J. Graves, recorded December 1, 1982 in Plat A, Page 188 as Document No. 74368, in the Office of the County Recorder of Lincoln County, Nevada.



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 006-041-67
- 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 ONLY
Notes: _____

3. Total Value/Sales Price of Property:

\$ 40,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$ 40,000.00
 Real Property Transfer Tax Due: \$ 156.00

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 Katharine Graves Hope Capacity Grantor

Signature _____ Capacity _____

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

Print Name: Katharine Graves Hope
 Address: 353 San Antonio Avenue
 City: San Diego
 State: CA Zip: 92106

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

Print Name: Michael J. Erdman and Erin L. Erdman
 Address: 3172 Winter Whitetail St.
 City: Las Vegas
 State: NV Zip: 89122

**COMPANY/PERSON REQUESTING RECORDING
(REQUIRED IF NOT THE SELLER OR BUYER)**

Print Name: Premier American Title Agency Escrow #: 21800329-PL2
 Address: 400 N. Stephanie Street, Suite 140
 City: Henderson State: NV Zip: 89014