

Assessor's Parcel Number:
005-171-45; 005-171-42; 005-171-43

Prepared By:
Luke Vincent

After Recording Return To:
Wilson Creek Ranch LLC
540 East Fairway Road
Henderson, Nevada 89015

LINCOLN COUNTY, NV **2019-156192**
RPTT:\$571.35 Rec:\$35.00
Total:\$606.35 **04/26/2019 01:28 PM**
WILSON CREEK RANCH LLC. Pgs=4 AK



OFFICIAL RECORD
AMY ELMER, RECORDER

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On April 23, 2019 THE GRANTOR(S),

- Richard Vincent, a married person,

for and in consideration of: One Dollar (\$1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Wilson Creek Ranch LLC, Theodore Vincent, Manager residing at 540 E Fairway Road, Henderson, Clark County, Nevada 89015

the following described real estate, situated in an unincorporated area in the County of Lincoln, State of Nevada

Legal Description:

Parcel 1: Lot 2 and the Northeast quarter (NE 1/4) of the Southeast quarter (SE 1/4) of Section 1, Township 5 North, Range 67 East, M.D.B. & M., Lincoln County, Nevada. Excepting Therefrom all gas, oil, and any and all mineral rights thereto above and below said land. Assessor's Parcel Number for 2013-2014: 005-171-42, 005-171-45. Parcel 2: That portion of Government Lot 1 of Section 1, Township 5 North, Range 67 East, M.D.B. & M., more particularly described as follows: Parcel 1 of that certain Parcel Map recorded August 6, 2007 in the Office of the County Recorder Lincoln County, Nevada in Book C of Plats, page 346 as File No. 129628, Lincoln County, Nevada Records. Excepting Therefrom all gas, oil and any and all mineral rights

thereto above and below said land. Assessor's Parcel Number for 2013-2014: 005-171-43.
Together with 174.5 Acre Feet of Water under Certificate # 1227 filed with the State of Nevada
Engineer for the State of Nevada.

Description is as it appears in Document No. 0144238, Official Records, Lincoln County,
Nevada.

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in
and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs
and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns
shall have, claim or demand any right or title to the property, premises, or appurtenances, or any
part thereof.

Mail Tax Statements To:
Wilson Creek Ranch LLC
540 East Fairway Road
Henderson, Nevada 89015

[SIGNATURE PAGE FOLLOWS]

Grantor Signatures:

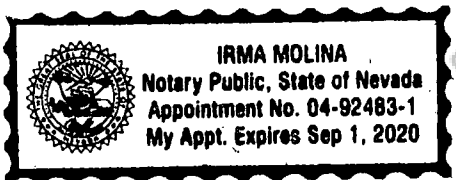
DATED: 4-22-2019

Richard Vincent

Richard Vincent
301 E Rancho Drive
Henderson, Nevada, 89015

STATE OF NEVADA, COUNTY OF CLARK, ss:

This instrument was acknowledged before me on this 22 day of April,
2019 by Richard Vincent.



Irma

Notary Public

Title (and Rank)

My commission expires 9/1/2020

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 005-171-45
 b) 005-171-42
 c) 005-171-43
 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
 Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property \$ 146,412.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ 571.35

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 Richard Vincent Capacity GRANTOR
 Signature [Signature] Capacity MANAGER

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: RICHARD VINCENT
 Address: 301 E. RANCHO DRIVE
 City: HENDERSON
 State: NV Zip: 89015

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: WILSON CREEK RANCH LLC
 Address: 540 E. FAIRWAY RD
 City: HENDERSON
 State: NV Zip: 89015

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____