

LINCOLN COUNTY, NV **2019-156288**
 \$152.00
 RPTT:\$117.00 Rec:\$35.00 **05/29/2019 10:20 AM**
 MESQUITE TITLE COMPANY Pgs=2 KE
OFFICIAL RECORD
AMY ELMER, RECORDER

A.P.N.: 006-041-55
 Order No. 19147
 R.P.T.T. \$117.00
RECORDING REQUESTED BY:
 Mesquite Title Company

**AND WHEN RECORDED MAIL TAX
 STATEMENT TO:**
 Jess D. Milne
 PO Box 461293
 Leeds, UT 84746

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
 Harold Jennings Keaton, a married man as his sole and separate property

do(es) hereby GRANT, BARGAIN and SELL to
 Jess D. Milne and Amber Milne, Husband and Wife, as Joint Tenants


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

SEE ATTACHED EXHIBIT "A" LEGAL DESCRIPTION

SUBJECT TO:
 1. Taxes for the current fiscal year.
 2. Covenants, conditions, Restrictions, Reservations, rights of way and Easement 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.


Dated: May 23, 2019




 Harold Jennings Keaton

STATE OF Nevada)
)
) ss.
 COUNTY OF Clark)

On the May 23, 2019, personally appeared before me, Harold Jennings Keaton, the signer of the within instrument who duly acknowledged to me that he/she executed the same.

 **D. MACIAS**
 Notary Public State of Nevada
 No. 03-84030-1
 My Appt. Exp. June 1, 2019



 NOTARY PUBLIC D. Macias
 My Commission Expires: 6-1-19

Escrow No: 19147

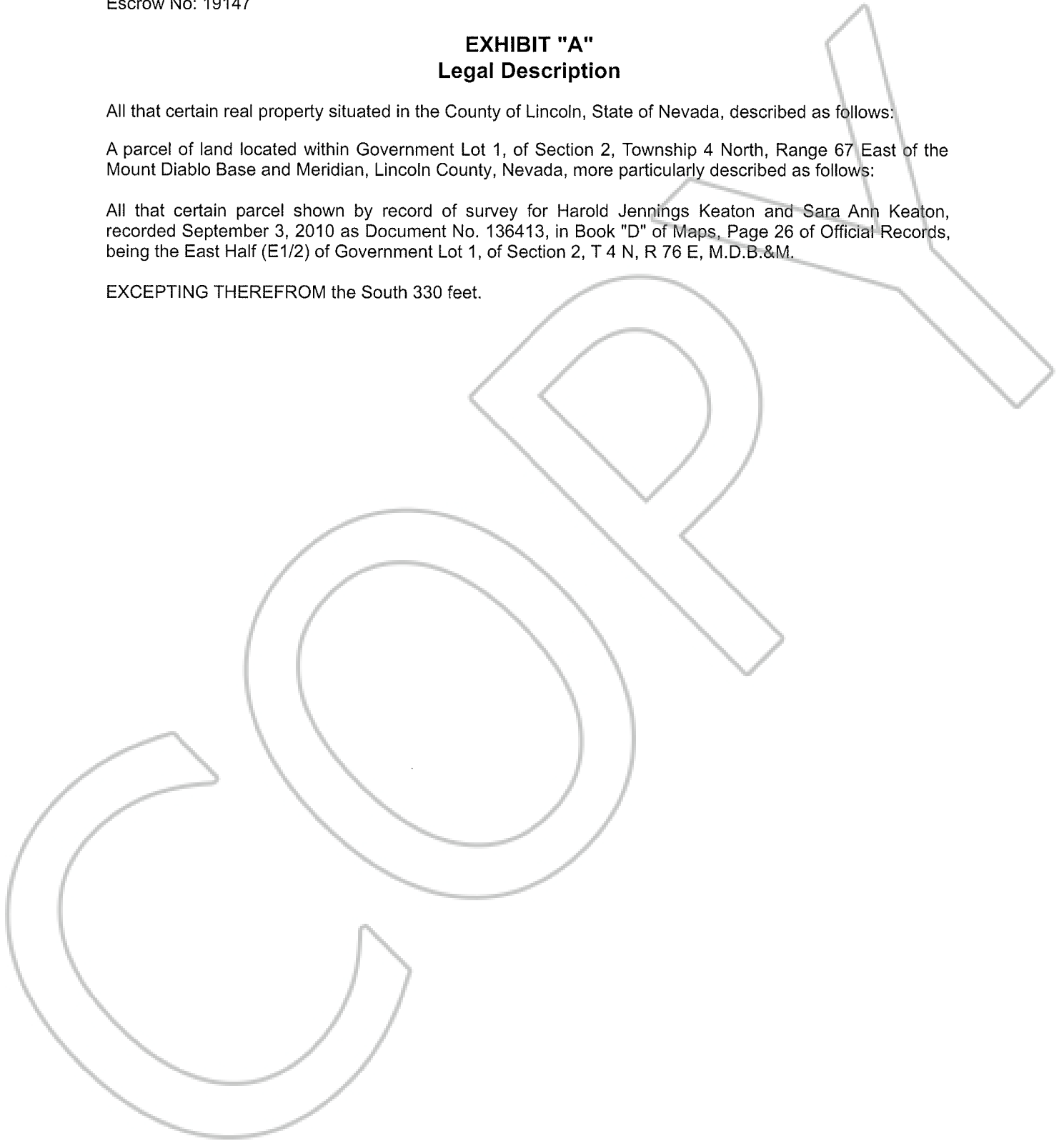
EXHIBIT "A"
Legal Description

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

A parcel of land located within Government Lot 1, of Section 2, Township 4 North, Range 67 East of the Mount Diablo Base and Meridian, Lincoln County, Nevada, more particularly described as follows:

All that certain parcel shown by record of survey for Harold Jennings Keaton and Sara Ann Keaton, recorded September 3, 2010 as Document No. 136413, in Book "D" of Maps, Page 26 of Official Records, being the East Half (E1/2) of Government Lot 1, of Section 2, T 4 N, R 76 E, M.D.B.&M.

EXCEPTING THEREFROM the South 330 feet.



STATE OF Nevada
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 006-041-55
- 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
- Other

RECORDERS FOR OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a. Total Value/Sales Price of Property: \$30,000.00
- b. Deed in Lieu of Foreclosure Only(value of property): (0.00)
- c. Transfer Tax Value: \$30,000.00
- d. Real Property Transfer Tax Due: \$117.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: %

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 _____ Capacity _____ Grantor's Agent _____
Signature _____ Capacity _____ Grantee's Agent _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Harold Jennings Keaton

Print Name: By: , Agt. _____
Address: 305 Haley Way _____
City: Mesquite _____
State: Nevada Zip:89027 _____

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Jess D. Milne and Amber Milne

Print Name: By: , Agt. _____
Address: P.O. Box 461293 _____
City: Leeds UT 84746 _____
State: Zip: _____

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

Print Name: Mesquite Title Company Escrow #: 19147
Address: 840 Pinnacle Ct. Building 3
City: Mesquite State: NV Zip: 89027

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