

A.P.N.: 014-080-02
File No: 13895-2567463 (TV)
R.P.T.T.: \$156.00

LINCOLN COUNTY, NV
\$191.00
RPTT:\$156.00 Rec:\$35.00
FA NV NTC MAIN
OFFICIAL RECORD
AMY ELMER, RECORDER

2019-156691
07/03/2019 03:04 PM
Pgs=2 KE

When Recorded Mail To: Mail Tax Statements To:
Todd L. Cox and Victoria H. Cox
1217 Park Circle
Las Vegas, NV 89102

GRANT, BARGAIN and SALE DEED

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

David W Bingham and Kathie E Bingham, Trustees of The David W Bingham and Kathie E Bingham 1980 Family Trust who erroneously acquired title as David W Bingham and Kathie S Bingham, Trustees of The David W Bingham and Kathie S Bingham Family Trust

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

Todd L. Cox and Victoria H. Cox, husband and wife as joint tenants

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

GOVERNMENT LOT TWO (2) IN SECTION 4, TOWNSHIP 5 SOUTH, RANGE 70 EAST, M.D.M.

EXCEPTING THEREFROM ANY PORTION THEREOF, LYING WITHIN THE LOS ANGELES AND SALT LAKE RAILROAD RIGHT OF WAY, AS THE SAME EXISTS ON SUBJECT PROPERTY.

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.

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.

Date: 06/18/2019

The David W Bingham and Kathie E Bingham
1980 Family Trust

David W Bingham
David W Bingham, Trustee

David W. Bingham, Trustee

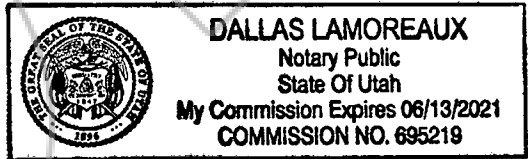
Kathie E Bingham
Kathie E Bingham, Trustee

Kathie E. Bingham, Trustee

STATE OF UTAH)
) : ss.
COUNTY OF Wasatch)

This instrument was acknowledged before me on 7/1/19 by
David W. Bingham and Kathie E. Bingham

[Signature]
Notary Public
(My commission expires: 6/13/2021)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated June 18, 2019 under Escrow No. 13895-2567463.

Kathie E Bingham

[Signature]

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 014-080-02
- 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: \$40,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$40,000.00
- d) Real Property Transfer Tax Due \$156.00

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: _____
Signature: _____

Capacity: Agent
Capacity: _____

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

David W Bingham and Kathie E Bingham, Trustees of The David W Bingham and Kathie E Bingham
Print Name: 1980 Family Trust
Address: 261 E. Wells Fargo Road
City: Brookside
State: UT Zip: 84782

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

Todd L. Cox and Victoria H. Cox
Print Name: H. Cox
Address: 1217 Park Circle
City: Las Vegas
State: NV Zip: 89102

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

Print Name: FA NV NTC Main File Number: 13895-2567463 TV/ MB
Address 2500 North Buffalo Drive, Suite 150
City: Las Vegas State: NV Zip: 89128

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