001-093-11; 001-093-12

APN:001-093-04

ESCROW NO: 03324576-330-LD1 WHEN RECORDED MAIL TO and MAIL TAX STATEMENT TO:

Juan Doyle Lopez

AMENDA LEĪ LOPEZ P 0 Box 547 Pioche, NV 89043 CCT 81354

LINCOLN COUNTY, NV

COW COUNTY TITLE

RPTT:\$518.70 Rec:\$35.00 Total:\$553.70

2019-157251 10/29/2019 04:15 PM

Pgs=5 KE



OFFICIAL RECORD AMY ELMER, RECORDER

GRANT, BARGAIN, SALE DEED

518.70 R.P.T.T. \$ 0.00

THIS INDENTURE WITNESSETH: That

Richard L. Sidford, a married man as his sole and separate property (who originally acquired title as Richard L. Sidford)

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to

Juan Doyle Lopez and Amanda Lei Lopez, husband and wife as joint all that real property situated in the County of Lincoln, State of Nevada. described as follows:

For legal description of the real property, see Exhibit A attached hereto and made a part hereof.

SUBJECT TO: 1. Taxes for the fiscal year 2019 - 2020

2. Rights of Way, reservations, restrictions, easements. and conditions of record.

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

Witness my hand this <u>28th</u> day of <u>October</u> , <u>2019</u> .
Richard L. Sidford
STATE OF NEVADA COUNTY OF LINCOLN SS:
On October 28, 2109 , personally appeared before me, a Notary
Public in and for said County and State, RICHARD L. SIDFORD
who acknowledged to me that <u>he</u> executed the same.
WITNESS my hand and official seal.
NOTARY PUBLIC in and for said County and State.
Don-Rita Rice
DON-RITA RICE NOTARY PUBLIC STATE OF NEVADA April No. 15-2505-11 And Appil Expires May 7, 2020

EXHIBIT "A" LEGAL DESCRIPTION

File No.: 81354

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

That portion of Section 22, Township 1 North, Range 67 East, M.D.B.& M., more particularly described as follows:

PARCEL 1

Lots 14, 15, 16, and 17 in Block 1 in the TOWN OF PIOCHE, as shown on the Official Plat of said Town of Pioche, recorded January 5, 1874 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, pages 37, 38 and 39; and further delineated by the Survey Maps compiled August 28, 1947 and filed in Book A of Plats, pages 55, 56 and 57, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2019 - 2020: 001-093-04

PARCEL 2

Lot 12 in Block 1 in the TOWN OF PIOCHE, as shown on the Official Plat of said Town of Pioche, recorded January 5, 1874 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, pages 37, 38 and 39; and further delineated by the Survey Maps compiled August 28, 1947 and filed in Book A of Plats, pages 55, 56 and 57, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2019 - 2020: 001-093-11

PARCEL 3

Lot 13 in Block 1 in the TOWN OF PIOCHE, as shown on the Official Plat of said Town of Pioche, recorded January 5, 1874 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, pages 37, 38 and 39; and further delineated by the Survey Maps compiled August 28, 1947 and filed in Book A of Plats, pages 55, 56 and 57, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2019 - 2020: 001-093-12

File No.: 81354

Exhibit A Legal Description

STATE OF NEVADA DECLARATION OF VALUE FORM

1	Assessed David Name	ALUL FURM						
Ι.	Assessor Parcel Number	r(s)						
	a. 001-093-04		\ \					
	b. <u>001-093-11</u>		\ \					
	c. 001-093-12		\ \					
	d		\ \					
2.			FOR RECORDER'S OPTIONAL USE ONLY					
	a. 🗖 Vacant Land	b. X Single Fam Res	Book:Page:					
		d. 🛘 2-4 Plex	Date of Recording:					
		f. 🗆 Comm'l/Ind'l	Notes:					
	g. 🗆 Agricultural	h. 🛘 Mobile Home						
_	□Other							
3.	a. Total Value/Sales Price of Property: \$133,000.00							
	b. Deed in Lieu of Foreck	osure Only (value of pro						
	c. Transfer Tax Value:	_	\$133,000.00					
	d. Real Property Transfer	· Tax Due:	\$ \langle 0.00 \langle 518.70					
<u>4.</u>	If Exemption Claimed:							
	a. Transfer Tax Exemption	on, per NRS 375.090, S	ection					
	b. Explain Reason for Exe							
	•							
5.	Partial Interest: Percenta	ge being transferred: 1	70%					
	The undersigned decl	ares and acknowledges	, under penalty of perjury, pursuant to NRS					
37.	5.060 and NRS 375.110. th	at the information prov	rided is correct to the best of their information					
and	belief, and can be suppor	ted by documentation i	f called upon to substantiate the Information					
			t disallowance of any claimed exemption, or					
			t 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.								
Sid	nature		Capacity Grantor					
			Capacity					
Signature Capacity Grantee								
	JUAN DOYLE I	OPEZ(- Capacity					
	SELLER (GRANTOR)	•	BUYER (GRANTEE) INFORMATION					
	(REQUIRE		(REQUIRED)					
and the same of th		•						
Pri	nt Name: Richard L. Sid	lford	Print Name: <u>Juan Doyle Lopez and Amanda</u>					
			Lei Lopez					
Ad	dress: P O Box 37		Address: P O Box 547					
		NV 89043	City/State/Zip: Pioche, NV 89043					
CII	:y/State/Zip: <u>Pioche</u> ,	NV 89043	City/State/Zip: 1100mg iv 05015					
COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)								
, 1 -								
	wyers Title of Nevada, Inc.		Escrow #: 3324576-330-LD1					
	01 N. Green Valley Parkwa	У	Escrow Officer: Loryann Dixon					
Henderson, NV 89074 Cow County Title Co, P O Box 518, Pioche, NV 89043 #81354								
(
AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED								

STATE OF NEVADA DECLARATION OF VALUE FORM

	CEARALION OF V			\	\
	Assessor Parcel Number	er(s)		1	. \
	. <u>001-093-04</u>				\ \
	. 001-093-11	<u> </u>			1 1
	001-093-12				\ \ \
	·				_\\
	ype of Property:		FOR RECO	RDER'S OPTIONAL	L USE ONLY
	. U Vacant Land	b. X Single Fam Re	es Book:	Page:	
	. 🛘 Condo/Twnhse		Date of Re	cording:	
	. □ Apt. Bldg	f. 🗆 Comm'l/Ind'l	Notes:	The state of the s	
g	. 🛘 Agricultural	h. 🛘 Mobile Home			
_	□Other				
	. Total Value/Sales P			33,000.00	
b	 Deed in Lieu of Forecl 	osure Only (value of p)
	Transfer Tax Value:		\$ <u>13</u>	3,000.00	
	 Real Property Transfe 	r Tax Due:	<u>\$</u> /	0/øø/\\$18.70	
	<u>f Exemption Claimed:</u>			1 1	
	 Transfer Tax Exemption 		Section		_
b	. Explain Reason for Ex	emption:			
5. P	Partial Interest: Percenta	ge being transferred:	100%		
		lares and acknowledge		of periury, pursua	nt to NRS
375.0	060 and NRS 375.110, t	hat the information pro	ovided is correct t	o the best of their	information
and l	pelief, and can be suppo	rted by documentation	if called upon to	substantlate the in	nformation
provi	ided herein. Furthermor	re, the parties agree th	at disallowance o	f any claimed exer	mption, or
other	r determination of additi	onal tax due, may rest	ilt in a penalty of	10% of the tax du	ie plus
inter	est at 1% per month. Pu	arsuant to NRS 375.030), the Buyer and	Seller shall be joir	itly and
seve	rally liable for any additi	onal amount owed.			•
	6/		\	\)	
Sign	ature KL Ind	Lud	Capacit	, Grantor	
٠.	RICHARD L. S/	17DFORD)	
Sign	ature	,	Capacit	v Grantee	•
-				<i>,</i>	
S	ELLER (GRANTOR)	INFORMATION	BUYER (G	RANTEE) INFO	RMATION
	(REQUIRE		1 -1	(REQUIRED)	
Print	Name: <u>Richard L. Sic</u>	ford	Print Name: 1	ian Doyle Lopez	and Amanda
	Tramor Idonata Er Ole	21910	Lei Lopez	Idii Doyle Lopez	ana Amanaa
۸ ۵۵۰	ress: P O Box 37			O Box 547	
	ess		muurcas.		20010
City	/State/Zip: <u>Pioche</u> ,	NV 89043	City/State/Zip	: Pioche, NV	89043
	COMPANY/PERSON	N REQUESTING RECO	RDING (require	d if not seller o	buver
Lawn	ers Title of Nevada, Inc.		Escrow #: 332		<u>Dayery</u>
	. N. Green Valley Parkwa			Loryann Dixon	
	lerson, NV 89074	⁴ Y	ESCIOW Officer;	LOI YAHIII DIXOII	
	V County Title Co,	D O Boy 510 D4	oaho MX 00	0/3 #0135/	_
500	AS A PUBLIC F	RECORD THIS FORM	MAY BE RECORI	043 #81354 Ded/microfilm	i IED
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