

LINCOLN COUNTY, NV **2019-157904**  
\$1,279.10  
RPTT:\$1244.10 Rec:\$35.00 **12/26/2019 08:32 AM**  
FA NV DIRECT TITLE Pgs=2 KE  
**OFFICIAL RECORD**  
**AMY ELMER, RECORDER**

A.P. No. 013-041-45  
Escrow No. 116-2567361-dp/lf  
R.P.T.T. \$1,244.10

*WHEN RECORDED RETURN TO:*

Luke A. Perkins  
P.O.Box 696  
Caliente, NV 89008

*MAIL TAX STATEMENTS TO:*

Luke Perkins  
P.O.Box 696  
Caliente, NV 89008

**GRANT, BARGAIN and SALE DEED**

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

Nicole Burcham and Mike Burcham, wife and husband as joint tenants with right of survivorship

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

Luke A. Perkins, a married man as his sole and separate property

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

**SITUATE IN THE NORTH HALF (N 1/2) OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 67 EAST, M.D.B.&M., BEING A PORTION OF LOT 16 OF HIGHLAND KNOLLS SUBDIVISION AS SHOWN ON THE OFFICIAL MAP THEREOF, MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**LOT 16-A AS SHOWN ON THE PARCEL MAP RECORDED MAY 31, 2016 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA IN BOOK D OF PLATS, PAGE 207 AS FILE NO. 149365, LINCOLN COUNTY, NEVADA RECORDS.**

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.

*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.

*Nicole Burcham*

Nicole Burcham

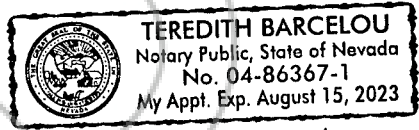
*Michael Wayne Burcham*

Michael Wayne Burcham

STATE OF **NEVADA** )  
 : **ss.**  
COUNTY OF )  
Clark

This instrument was acknowledged before me on  
December 23 2019 by  
**Nicole Burcham and Michael Wayne Burcham.**

*[Signature]*  
\_\_\_\_\_  
Notary Public  
(My commission expires: Aug 15, 2023)



*Teredith Barcelou #04-86367-1*

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow  
No. 116-2567361

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
a) 013-041-45  
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 \_\_\_\_\_

|                                   |             |
|-----------------------------------|-------------|
| <b>FOR RECORDERS OPTIONAL USE</b> |             |
| Book _____                        | Page: _____ |
| Date of Recording: _____          |             |
| Notes: _____                      |             |

3. a) Total Value/Sales Price of Property: \$319,000.00  
b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
c) Transfer Tax Value: \$319,000.00  
d) Real Property Transfer Tax Due \$1,244.10

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

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Print Name: Nicole Burcham and Mike

Print Name: Luke A. Perkins

Address: P.O. Box 136

Address: P.O.Box 696

City: Alamo

City: Caliente

State: NV      Zip: 89001

State: NV      Zip: 89008

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

FANV-Direct Title / First American Title

Print Name: Insurance Company

File Number: 116-2567361 dp/ JB

Address 2500 Paseo Verde Parkway, Suite 120

City: Henderson

State: NV      Zip: 89074

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