

A.P.N.: 002-103-07
File No: 119-2578909 (SC)
R.P.T.T.: \$563.55

LINCOLN COUNTY, NV
\$600.55
RPTT:\$563.55 Rec:\$37.00
FA NV NTC MAIN
OFFICIAL RECORD
AMY ELMER, RECORDER

2020-158015
01/21/2020 03:48 PM
Pgs=2 KE

When Recorded Mail To: Mail Tax Statements To:
Joseph P. Gill, Jr. and Debra H. Gill
P.O. Box 306
Pioche, NV 89043

GRANT, BARGAIN and SALE DEED

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

Carol Dixon and Ryan Dixon, wife and husband as joint tenants

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

Joseph P. Gill, Jr. and Debra H. Gill, husband and wife as joint tenants

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

LOT SIXTY-TWO (62) IN SUN GOLD MANOR UNIT NO. 1, PLAT OF WHICH WAS RECORDED SEPTEMBER 30, 1952, AS DOCUMENT NO. 27842, IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

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: 01/14/2020

Carol Dixon

Carol Dixon

Ryan Dixon

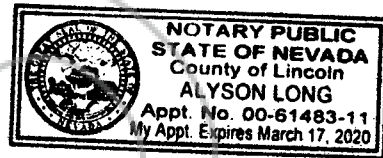
Ryan Dixon

STATE OF NEVADA)
 AL : ss.
COUNTY OF CLARK)
 Lincoln

This instrument was acknowledged before me on
January 14, 2020 by
Carol Dixon and Ryan Dixon.

Alyson Long
Notary Public

(My commission expires: March 17, 2020)



Alyson Long
No. 00-61483-11
EXP. 03.17.2020

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 01/13/2020 under Escrow No. 119-2578909

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 002-103-07
- 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: \$144,100.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$144,100.00
- d) Real Property Transfer Tax Due \$563.55

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: *Carole Dixon*
Signature: _____

Capacity: Agent
Capacity: _____

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

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

Print Name: Carol Dixon and Ryan Dixon
Address: P.O. Box 287
City: Panaca
State: NV Zip: 89042

Print Name: Debra H. Gill
Address: P.O. Box 306
City: Pioche
State: NV Zip: 89043

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

First American Title Insurance
Print Name: Company
Address 7251 West Lake Mead Blvd, Suite 100
City: Las Vegas

File Number: 119-2578909 SC/ SC
State: NV Zip: 89128

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