

A.P.N.: 002-113-10
File No: 116-2580547 (ST)
R.P.T.T.: \$388.05

LINCOLN COUNTY, NV
\$425.05
RPTT:\$388.05 Rec:\$37.00
FA NV DIRECT TITLE
OFFICIAL RECORD
AMY ELMER, RECORDER

2020-158238
04/06/2020 02:25 PM
Pgs=2 AK

When Recorded Mail To: Mail Tax Statements To:
Douglas Thiriot and Gina Thiriot
PO Box 817
Panaca, NV 89042

GRANT, BARGAIN and SALE DEED

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

Tyler Heaton and Robin Heaton, husband and wife as joint tenants with right of survivorship

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

Douglas Thiriot and Gina Thiriot, husband and wife as joint tenants with right of survivorship

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

A PORTION OF THE NORTH FIFTY (50) FEET OF THE SOUTH FIFTY-THREE (53) FEET OF LOT 1, BLOCK 16, IN THE TOWN OF PANACA, NEVADA, DESCRIBED AS FOLLOWS:

PARCEL 1, AS SHOWN ON PARCEL MAP FOR BRUCE N. AND IRENE BULLOCH, RECORDED OCTOBER 21, 1985 IN THE RECORDER'S OFFICE IN BOOK A OF PLATS, PAGE 250 AS FILE NO. 83732, 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.

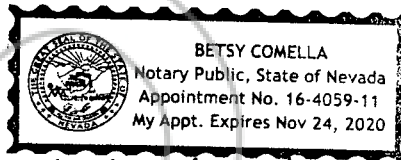
Tyler Heaton
Tyler Heaton

Robin Heaton
Robin Heaton

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

This instrument was acknowledged before me on
April 2, 2020 by
Tyler Heaton and Robin Heaton.

Betsy Comella
Notary Public
(My commission expires: 11-24-20)



Betsy Comella
EXP: NOV. 24, 2020 | # 16-4059-11

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
04/02/2020 under Escrow No. 116-2580547

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 002-113-10
- 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: \$99,500.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$99,500.00
- d) Real Property Transfer Tax Due \$388.05

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]
Signature: _____

Capacity: Agent
Capacity: _____

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

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

Print Name: Tyler Heaton and Robin Heaton
Address: PO Box 844
City: Panaca
State: NV Zip: 89042

Print Name: Thiriot Douglas Thiriot and Gina
Address: PO Box 817
City: Panaca
State: NV Zip: 89042

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

FANV-Direct Title/First American Title
Print Name: Insurance Company
Address: 2500 Paseo Verde Parkway, Suite 120
City: Henderson

File Number: 116-2580547 ST/ ST
State: NV Zip: 89074

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