

APN: 010-111-02; 010-111-03

Send Tax Bill To:

Glen Salmon  
212 Grace Ave.  
Dundee, FL 33838

LINCOLN COUNTY, NV	<b>2020-158256</b>
\$70.15	
RPTT:\$33.15 Rec:\$37.00	<b>04/15/2020 01:26 PM</b>
ROBERT J. WINES, PROF. CORP.	Pgs=3 KE
<b>OFFICIAL RECORD</b>	
<b>AMY ELMER, RECORDER</b>	

**GRANT, BARGAIN AND SALE DEED**

**THIS INDENTURE**, made and entered into as of the 08 day of April, 2020, by and between GRAY DUCK PROPERTIES, LLC, a Foreign limited liability company, Grantor; and GLEN SALMON, an unmarried man, Grantee;

**WITNESSETH:**

That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), lawful, current money of the United States of America, in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said Grantee, and to the successors and assigns of the Grantee forever, all that certain real property situate, lying and being in the County of Lincoln, State of Nevada, and more particularly described as follows:

Lots Twenty-Four (24) and Twenty-Five (25) of Block 8, LINCOLN ESTATES, Section Thirty (30), Township 3 South, Range 55 East, M.D.B.&M., as shown by map thereof, on file in Book 30 of Plats, Page 667, in the Office of the County Recorder of Lincoln County, Nevada.

TOGETHER WITH all buildings and improvements situate thereon.

TOGETHER WITH the tenements, hereditaments and appurtenances belonging to either parcel or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

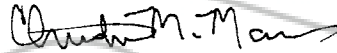


SUBJECT TO all reservations, restrictions, easements and exceptions of record.

**TO HAVE AND TO HOLD**, all and singular, the said premises, together with the appurtenances unto the said Grantee, and to the successors and assigns of the Grantee forever.

This Deed may be signed in counterparts.

**IN WITNESS WHEREOF**, the said Grantor has hereunto set its hands as of the day and year first hereinabove written.



CHRISTINE McMANUS, Managing Member



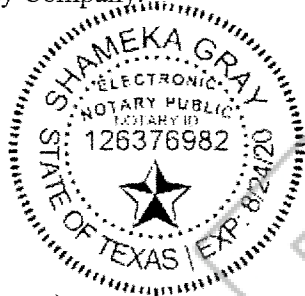
PATRICIA PALMER, Managing Member


NOTARIES ON THE FOLLOWING PAGE



STATE OF Texas )  
 : ss.  
COUNTY OF Dallas )

On this 08 day of April, 2020, personally appeared before me, a Notary Public, CHRISTINE McMANUS, known or proved to me to be said person, who acknowledged that she executed the foregoing instrument as Managing Member for GRAY DUCK PROPERTIES, LLC, a foreign Limited Liability Company.




  
NOTARY PUBLIC  
Commission Expires: August 24, 2020

STATE OF Texas )  
 : ss.  
COUNTY OF Dallas )

On this 08 day of April, 2020, personally appeared before me, a Notary Public, PATRICIA PALMER, known or proved to me to be said person, who acknowledged that she executed the foregoing instrument as Managing Member for GRAY DUCK PROPERTIES, LLC, a foreign Limited Liability Company.



  
NOTARY PUBLIC  
Commission Expires: August 24, 2020



# STATE OF NEVADA DECLARATION OF VALUE

**1. Assessor Parcel Number (s)**

- a) 010-111-02
- b) 010-111-03
- c) \_\_\_\_\_
- d) \_\_\_\_\_

**2. Type of Property:**

- |  |                                |                             |                 |
|--|--------------------------------|-----------------------------|-----------------|
| a) <input checked="" type="checkbox"/> | Vacant Land                    | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/>            | Condo/Twnhse                   | d) <input type="checkbox"/> | 2-4 Plex        |
| e) <input type="checkbox"/>            | Apt. Bldg.                     | f) <input type="checkbox"/> | Comm'l/Ind'l    |
| g) <input type="checkbox"/>            | Agricultural                   | h) <input type="checkbox"/> | Mobile Home     |
| i) <input type="checkbox"/>            | Other boundary line adjustment |                             |                 |

<b>FOR RECORDERS OPTIONAL USE ONLY</b>
Notes: _____
_____

**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property)	\$ 8,500.00
Transfer Tax Value:	\$ 8,500.00
Real Property Transfer Tax Due:	\$ 33.15

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section: \_\_\_\_\_
- b. Explain Reason for Exemption: \_\_\_\_\_

**5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %**

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 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 Robert J. Wines Capacity Attorney  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)  
 Print Name: Gray Duck Properties, LLC  
 Address: 304 S. Jones Avenue  
 City: Las Vegas  
 State: NV Zip: 89107

(REQUIRED)  
 Print Name: Glen Salmon  
 Address: 212 Grace Avenue  
 City: Dundee  
 State: FL Zip: 33838

**COMPANY/PERSON REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)  
 Print Name: Robert J. Wines, Prof. Corp. Escrow # \_\_\_\_\_  
 Address: 687 6th Street, Suite 1  
 City: Elko State: NV Zip: 89801

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)