

LINCOLN COUNTY, NV

2020-158763

\$641.50

RPTT:\$604.50 Rec:\$37.00

07/23/2020 01:34 PM

FA NV NTC MAIN

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OFFICIAL RECORD

AMY ELMER, RECORDER

A.P.N.: 001-073-09  
File No: 13895-2592204 (TV)  
R.P.T.T.: \$604.50

When Recorded Mail To: Mail Tax Statements To:  
John E. Collins and Mary F. Collins  
PO Box 5122  
Pahrump, NV 89041

***GRANT, BARGAIN and SALE DEED***

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

David W Daniels, an unmarried man who acquired title as David W Daniels, as his sole and separate property

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

John E. Collins and Mary F. Collins, husband and wife as joint tenants


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

**LOTS 18 THROUGH 25 IN BLOCK 33 AS SHOWN AND DELINEATED ON THE PLAT OF SAID TOWN OF PIOCHE, ON FILE IN THE RECORDER'S OFFICE OF LINCOLN COUNTY, STATE OF 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.

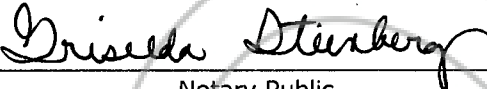
Subject to

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.

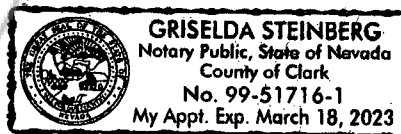
  
\_\_\_\_\_  
David W Daniels  
David W Daniels

STATE OF **NEVADA** )  
 ) **ss.**  
COUNTY OF **CLARK** )

This instrument was acknowledged before me on July 15, 2020 by **David W Daniels.**

  
\_\_\_\_\_  
Notary Public  
(My commission expires: 3/18/23 )

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed, dated ~~July~~ / **13/2020** under Escrow No. **13895-2592204.**



Griselda Steinberg  
Notary Public, State of Nevada  
County of Clark  
No. 99-51716-1  
My Appt. Exp. March 18, 2023

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 001-073-09  
 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: \$155,000.00  
 b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 c) Transfer Tax Value: \$155,000.00  
 d) Real Property Transfer Tax Due \$604.50

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: Grantor  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

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

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

Print Name: David W Daniels  
 Address: 5853 Ireland Ridge Ct.  
 City: Las Vegas  
 State: NV Zip: 89149

Print Name: John E. Collins and Mary F. Collins  
 Address: PO Box 5122  
 City: Pahrump  
 State: NV Zip: 89041

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

FANV-Direct Title/First American Title Insurance  
 Print Name: Company File Number: 13895-2592204 TV/ TV  
 Address: 2500 Baseo Verde Parkway, Suite 120  
 City: Henderson State: NV Zip: 89074

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