

**APN:001-087-06**

**WHEN RECORDED MAIL TO and  
MAIL TAX STATEMENT TO:**

Ginger Martin  
652 Avenue H  
Boulder City, NV 89005

82271

**GRANT, BARGAIN, SALE DEED**

R.P.T.T. **\$ 624.00**

THIS INDENTURE WITNESSETH: That

**Nancy J. Sprenkle, an unmarried woman who originally acquired  
title as Nancy J Sprenkle, a widowed woman**

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby  
acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to

Ginger Martin, an unmarried woman

all that real property situated in the County of Lincoln, State of Nevada,  
described as follows:

For legal description of the real property, see Exhibit A attached hereto  
and made a part hereof.

- SUBJECT TO:
1. Taxes for the fiscal year 2020 – 2020
  2. Rights of Way, reservations, restrictions, easements,  
and conditions of record.

Together with all and singular the tenements, hereditaments and  
appurtenances thereunto belonging or in anywise appertaining.

Witness my hand this 15 day of September, 2020.

Nancy J. Sprenkle  
Nancy J. Sprenkle  
Nancy J. Sprenkle

STATE OF NEVADA } ss:  
COUNTY OF Clark

On 9.15.2020, personally appeared before me, a Notary Public in and for said County and State, Nancy J Sprenkle, who acknowledged to me that she executed the same.

WITNESS my hand and official seal.

Sears  
NOTARY PUBLIC in and for said County and State.



## EXHIBIT "A" LEGAL DESCRIPTION

File No.: 82271

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

That portion of Section 22, Township 1 North, Range 67 East, M.D.B. & M., more particularly described as follows:

Lots 15, 16, 17 and 18 in Block 3 in the TOWN OF PIOCHE, as shown on the Official Plat of said Town of Pioche, recorded January 5, 1874 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, pages 37, 38 and 39; and further delineated by the Survey Maps compiled August 28, 1947 and filed in Book A of Plats, pages 55, 56 and 57, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2020 - 2021: 001-087-06

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

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

- a. 001-087-06
- 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
- Other \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

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

\$160,000.00

b. Deed in Lieu of Foreclosure Only (value of property)

(\$ \_\_\_\_\_)

c. Transfer Tax Value:

\$160,000.00

d. Real Property Transfer Tax Due:

\$ 624.00

**4. If Exemption Claimed:**

a. Transfer Tax Exemption, per NRS 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 *SKrum* Capacity *Agent*

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Nancy J. Sprenkle

Address: 429 Tiger Lily Way

City/State/Zip: Henderson, NV 89015

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

Print Name: Ginger Martin

Address: 652 AVENUE H

City/State/Zip: BOULDER CITY, NV 89005

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

Cow County Title Co  
761 S Raindance Dr  
Pahrump NV 89048

Escrow #: 3327881-330-LD1 / 82271  
Escrow Officer: Loryann Dixon

**AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED**