

LINCOLN COUNTY, NV

2020-159027

\$37.00

RPTT:\$0.00 Rec:\$37.00

10/02/2020 11:43 AM

FA NV DIRECT TITLE

Pgs=5 KE

OFFICIAL RECORD

AMY ELMER, RECORDER

E03

APN# 011-210-27, 011-210-030,011-210-28

File # 2595145

Recording Requested By:

Name: First American Title Company
Address: 701 N. Green Valley Pkwy, #120
City/State/Zip: Henderson, NV 89074

When Recorded Return To: Mail Tax Statements To:

Name: Marcee Jensen
Address: P.O. Box 455
City/State/Zip: Alamo, NV 89001

Grant, Bargain, Sale Deed
(Title On Document)

This document is being re-recorded to correct the
grantor. 2020-158750
(Reason for Re-Record)

This page added to provide additional information required by
NRS 111.312 Sections 1-2 (Additional recording fee applies).

This cover page must be typed or printed clearly in black ink only.

APN: 011-210-27, 011-210-030, 011-210-28
Escrow No: 20005518-204-SBS
Title No 9015-2595145
R.P.T.T: \$ 214.50

Recording Requested By: Stewart Title Company
Mail Tax Statements To: *Same as below*
When Recorded Mail To:
MARCEE JENSEN
P.O. Box 455
Alamo, NV 89001

LINCOLN COUNTY, NV 2020-158750
\$251.50
RPTT:\$214.50 Rec:\$37.00 07/16/2020 04:03 PM
FA NV DIRECT TITLE Pgs=4 AK
OFFICIAL RECORD
AMY ELMER, RECORDER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That for valuable consideration, the receipt of which is hereby acknowledged, Cherie Stutzman, a married woman as her sole and separate property* and Alexandra Comer, an unmarried woman (who acquired title as Alexi Comer) does hereby Grant, Bargain, Sell and Convey to Marcee Jensen, a single woman all that real property situated in the County of Lincoln, State of Nevada, described as follows:

For Legal Description, See Attached Exhibit "A", attached hereto and made a part hereof.

**(who Acquired title AS Cheri Lee Comer, an individual)*

SUBJECT TO:

1. Taxes for fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

See page 2 for signature of Grantor(s) and Notary Acknowledgment

**** SIGNED IN COUNTERPART ****

I hereby certify that the foregoing is a full and correct copy of the original document as of 9/24/2020 at 1:36

Now of record in this office of Lincoln County Nevada as document number 2020-158750.

Date 9/24/20

Recorder Amy Elmer

Krysten Elizondo, Deputy
Krysten Elizondo, Recording Deputy

DEED0033 (DSI Rev. 05/14/14)

✓ Cherie Stutzman

Cherie Stutzman

Alexandra Comer

Alexandra Comer

State of Nevada }

County of CLARK } ss

This instrument was acknowledged before me on _____ Day of July 2020

by: Cherie Stutzman

Signature: [Signature]

* Notary Public *

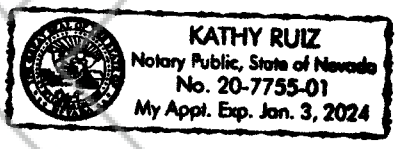


EXHIBIT 'A'

**PARCELS 4A, 4B AND 4D AS SHOWN ON THAT AMENDED SUBSEQUENT PARCEL MAP FOR
CHERIE LEE COMER AND DAVID C. JOHNSON, TRUSTEE OF THE HUNTSMAN 1983
SURVIVOR'S TRUST DATED JANUARY 26, 1983, FILED IN THE OFFICE OF THE COUNTY
RECORDER OF LINCOLN COUNTY ON MARCH 05, 2008, IN BOOK C, PAGE 390, OF PLATS,
AS FILE NO. 131073, LOCATED IN A PORTION OF SOUTHEAST 1/4, SECTION 32,
TOWNSHIP 6 SOUTH, RANGE 61 EAST, M.D.B.&M., LINCOLN COUNTY, NEVADA.**

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 011-210-27
- b) 011-210-030
- c) 011-210-28
- 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 ONLY	
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property: \$55,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$55,000.00
 Real Property Transfer Tax Due: \$ 214.50

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 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 Cherie Stutzman Capacity: Grantor

Signature _____ Capacity: Grantee

**(GRANTOR) INFORMATION
(REQUIRED)**

Print Name: Cherie Stutzman, Alexandra Comer

Address: 8008 Butterchurn Ave
Las Vegas, NV 89143

**(GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Marcee Jensen

Address: P.O. Box 455
Alamo, NV 89001

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Stewart Title Company/Stacey Bixler

Escrow #: 20005518-SBS

Address: 840 Pinnacle Court, Building 7, Suite B, Mesquite, NV 89027
 City, State, ZIP Code

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

C/O FANV-Direct Title
 First American Title
 2500 Paseo Verde Pkwy., #120
 Henderson, NV 89074

SFRM007I (DSI Rev. 05/14/14)

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
a) 011-210-27
b) 011-210-030
c) 011-210-28
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: \$0.00
b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
c) Transfer Tax Value: \$0.00
d) Real Property Transfer Tax Due \$0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: 3
b. Explain reason for exemption: Re-record to correct the grantor. Original Deed 2020-158750

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: _____

Capacity: Agent

Signature: _____

Capacity: _____

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

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

Print Name: Cherie Stutzman and Alexander Cromer

Print Name: Marcee Jensen

Address: 8608 Butterchurn Ave.

Address: P.O. Box 455

City: Las Vegas

City: Alamo

State: NV Zip: 89143

State: NV Zip: 89001

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

Print Name: FANV-Direct Title/First American Title File Number: 9015-2595145 SBS/ se

Address: 701 N. Green Valley Pkwy, #120

City: Henderson State: NV Zip: 89074

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