

A.P.N.: 013-170-42  
File No: 13895-2600933 (TV)  
R.P.T.T.: \$74.10

LINCOLN COUNTY, NV  
\$111.10  
RPTT:\$74.10 Rec:\$37.00  
FA NV NTC MAIN  
OFFICIAL RECORD  
AMY ELMER, RECORDER

**2020-159144**  
10/27/2020 12:11 PM  
Pgs=2 KE

When Recorded Mail To: Mail Tax Statements To:  
David Beau Carlson  
P.O. Box 413  
Panaca, NV 89042

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

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

Leslie Cardinal, a single woman

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

David Beau Carlson, an unmarried man

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

**PARCEL 3 OF PARCEL MAP FOR STEPHANIE ELAINE BARNETT RECORDED IN BOOK C PAGE 52, SITUATED WITHIN SW 1/4 OF THE SW 1/4 OF THE NE 1/4 OF SECTION 14, T.3S, R 67E, 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

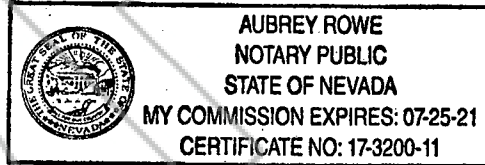
1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Leslie Cardinal  
Leslie Cardinal

STATE OF Nevada )  
COUNTY OF Lincoln ) : ss.

This instrument was acknowledged before me on September 27, 2020 by **Leslie Cardinal.**

Aubrey Rowe  
Notary Public  
(My commission expires: 07/25/2020)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 13895-2600933.

\* Aubrey Rowe  
Notary Public  
State of Nevada  
My Commission Expires: 07-25-21  
Certificate No: 17-3200-11

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 013-170-42  
 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: \$19,000.00  
 b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 c) Transfer Tax Value: \$19,000.00  
 d) Real Property Transfer Tax Due \$74.10

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: Leslie Cardinal

Capacity: Grantor/Seller

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Print Name: Leslie Cardinal

Print Name: David Beau Carlson

Address: PO Box 1073

Address: PO Box 413

City: Cajente

City: Panaca

State: NV Zip: 89008

State: NV Zip: 89042

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

FANV-Direct Title / First American Title

Print Name: Insurance Company

File Number: 13895-2600933 TV/ ar

Address 2500 Paseo Verde Parkway, Suite 120

City: Henderson

State: NV Zip: 89074

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