

A.P.N.: 001-046-08
File No: 119-2604653 (SC)
R.P.T.T.: \$165.75

LINCOLN COUNTY, NV
\$202.75
RPTT:\$165.75 Rec:\$37.00 11/05/2020 02:55 PM
FA NV NTC MAIN Pgs=2 KE
OFFICIAL RECORD
AMY ELMER, RECORDER

When Recorded Mail To: Mail Tax Statements To:
David Le Grand and Laura LeGrand trustees of The LeGrand
Family Trust
PO Box 58
Pioche, NV 89043

GRANT, BARGAIN and SALE DEED

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

Barbara J. Draper

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

David LeGrand and Laura LeGrand trustees of The LeGrand Family Trust

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

LOTS 29 AND 31 OF HENRY LEE'S SUBDIVISION TO THE TOWN OF PIOCHE, LINCOLN COUNTY, NEVADA, ACCORDING TO THE MAP THEREOF RECORDED DECEMBER 18, 1908 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY AS FILE NO. 16373, IN BLOCK A OF PLATS, PAGE 33, LINCOLN COUNTY RECORDS.

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.

Barbara J. Draper
Barbara J. Draper

Barbara J. Draper

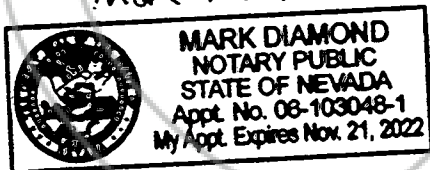
STATE OF NEVADA)
 : ss.
COUNTY OF CLARK)

This instrument was acknowledged before me on
November 5th, 2020 by
Barbara J. Draper.

[Signature]
Notary Public
(My commission expires: 11/21/22)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
10/28/2020 under Escrow No. 119-2604653

Mark Diamond



06-103048-1
11/21/22

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 001-046-08
- 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: \$42,250.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$42,250.00
- d) Real Property Transfer Tax Due \$165.75

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: Agent
Signature: _____ Capacity: _____

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

Print Name: Barbara J. Draper
Address: 2959 Bel Air Drive
City: Las Vegas
State: NV Zip: 89109

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

David LeGrand and Laura LeGrand trustees of The
Print Name: LeGrand Family Trust
Address: PO Box 58
City: Pioche
State: NV Zip: 89043

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

~~First American Title Insurance~~
* Print Name: Company File Number: 119-2604653 SC/ md
Address: 7251 West Lake Mead Blvd, Suite 100
City: Las Vegas State: NV Zip: 89128

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

* FA NV NTC Main