


APN: 002-071-04

Recording requested by:
Rhonda Fitzwater

When recorded mail to and
mail tax statements to:

Rhonda Fitzwater
P.O. Box 767
Panaca, Nevada 89042

LINCOLN COUNTY, NV	2020-159257
Rec:\$37.00	
Total:\$37.00	11/30/2020 11:49 AM
BRADSHAW LAW GROUP, LLC	Pgs=3 AK
	
00005806202001592570030030	
OFFICIAL RECORD	E10
AMY ELMER, RECORDER	

DEED UPON DEATH

(Nev. Rev. Stat. §§111.655 – 111.699)

I, RHONDA FITZWATER, hereby convey to DAVID FITZWATER, an unmarried man, and CHRISTINA FITZWATER, an unmarried woman as joint tenants with rights of survivorship, effective on my death, all right, title, and interest in the real property commonly known as 297 Hollingshead Street, Town of Panaca, County of Lincoln, State of Nevada, and more particularly described as:

LOT 115, OF SUN GOLD MANOR ADDITION, ACCORDING TO THE OFFICIAL MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY ON MARCH 7, 1973, AS FILE NO. 52669

Assessor's Parcel Numbers: 002-071-04

Together with all improvements, tenements, hereditaments, and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues, or profits thereof.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR. THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO NRS 111.655 TO 111.699, INCLUSIVE, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF THE GRANTOR IN THE SAME REAL PROPERTY.

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

.....Nov - 30 - 2020..... DATE

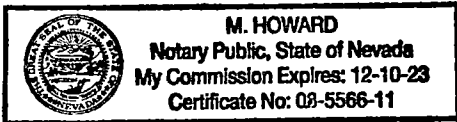
.....Rhonda Fitzwater..... SIGNATURE
RHONDA FITZWATER

****THIS INSTRUMENT IS ATTACHED TO A DEED UPON DEATH
DATED NOVEMBER 30, 2020****

STATE OF NEVADA)
) ss.
COUNTY OF LINCOLN)

Subscribed and sworn to on this 30th day of November, in the year 2020, before me,
M. Howard, personally appeared, RHONDA C. FITZWATER,
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person
whose name is subscribed to this instrument, and acknowledged that she executed it.

M. Howard
Notary Public in and for the
STATE OF NEVADA,
COUNTY OF LINCOLN



COOPER

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 002-071-04
 b. _____
 c. _____
 d. _____

2. Type of Property:
- | | |
|--|---|
| a. <input type="checkbox"/> Vacant Land | b. <input checked="" type="checkbox"/> Single Fam. Res. |
| c. <input type="checkbox"/> Condo/Twnhse | d. <input type="checkbox"/> 2-4 Plex |
| e. <input type="checkbox"/> Apt. Bldg | f. <input type="checkbox"/> Comm'l/Ind'l |
| g. <input type="checkbox"/> Agricultural | h. <input type="checkbox"/> Mobile Home |
| <input type="checkbox"/> Other | |

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3.a. Total Value/Sales Price of Property \$ _____
 b. Deed in Lieu of Foreclosure Only (value of property (_____)
 c. Transfer Tax Value: \$ _____
 d. Real Property Transfer Tax Due \$ 0.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 10 _____
 b. Explain Reason for Exemption: Deed Upon Death

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 Rhonda C Fitzwater Capacity: Grantor

Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Rhonda Fitzwater
 Address: P.O. Box 767
 City: Panaca
 State: Nevada Zip: 89042

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: David Fitzwater/Christina Fitzwater
 Address: P.O. Box 874/P.O. Box 767
 City: Panaca
 State: Nevada Zip: 89042

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: APRIL R. BRADSHAW - BRADSHAW LAW GROUP
 Address: P.O. BOX 282
 City: CALIENTE State: NV Zip: 89008

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED