

LINCOLN COUNTY, NV

**2020-159304**

\$37.00

RPTT:\$0.00 Rec:\$37.00

**12/15/2020 09:23 AM**

FIRST AMERICAN TITLE INSURANCE COMPANY

**OFFICIAL RECORD**

**AMY ELMER, RECORDER**

E03

APN# 011-220-07

Recording Requested by and Return To:

Name: First American Title

Address: 2500 N. Buffalo Dr #120

City/State/Zip: Las Vegas, NV 89128

Grant, Bargain and Sale Deed  
(Title on Document)

Re-record document 2020-159228 to correct the  
spelling of the Grantor's name

File No. 13895-2601806 (DP) \_\_\_\_\_

LINCOLN COUNTY, NV

2020-159228

\$427.00

RPTT:\$390.00 Rec:\$37.00 11/20/2020 12:50 PM

FA NV NTC MAIN

Pgs=3 AE

OFFICIAL RECORD

AMY ELMER, RECORDER

A.P. No. 011-220-07  
Escrow No. 13895-2601806-DP/CJ  
R.P.T.T. \$390.00

**WHEN RECORDED RETURN TO:**

Victor Dane Mulliner  
P.O. Box 625  
Alamo, NV 89001

**MAIL TAX STATEMENTS TO:**

Victor Dane Mulliner  
P.O. Box 625  
Alamo, NV 89001

**GRANT, BARGAIN and SALE DEED**

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

Janice Lamb, a widow and ~~EDDIE~~ Gay Leavitt, a married woman as her sole and  
separate property

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

Victor Dane Mulliner, an unmarried man

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

**COMMENCING AT THE SOUTHEAST CORNER OF SECTION 32, TOWNSHIP 6 SOUTH,  
RANGE 61 EAST, M.D.B.&M.;**

**THENCE NORTH 45°25' WEST 1904.58 FEET TO THE SOUTHEAST CORNER OF THE  
NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF  
SECTION 32, TOWNSHIP 6 SOUTH, RANGE 61 EAST;**

**THENCE NORTH 89°45' WEST 198.83 FEET TO A POINT ON THE WESTERLY RIGHT OF  
WAY LINE OF THE OLD U.S. 93;**

**THENCE NORTH 21°30' WEST ALONG SAID WESTERLY RIGHT OF WAY LINE OF OLD  
U.S. 93, 332.28 FEET TO THE TRUE POINT OF BEGINNING;**

**THENCE NORTH 89°45' WEST 528.81 FEET;  
THENCE NORTH 175.00 FEET;**

**THENCE SOUTH 89°45' EAST 468.79 FEET TO THE SAID WESTERLY RIGHT OF WAY  
LINE OF OLD U.S. 93;**

**THENCE SOUTH 18°15' EAST ALONG SAID RIGHT-OF-WAY LINE 148.11 FEET;**

**THENCE CONTINUING SOUTH 21°30' EAST ALONG SAID RIGHT OF WAY LINE 37.22  
FEET TO THE TRUE POINT OF BEGINNING.**

**THE ABOVE METES AND BOUNDS APPEARED PREVIOUSLY IN THE DOCUMENT  
RECORDED JULY 18, 1979, BOOK 30, PAGE 590, INSTRUMENT NO. 64686.**

A.P. No. 011-220-07  
Escrow No. 13895-2601806-DP/CJ  
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**THE ABOVE METES AND BOUNDS APPEARED PREVIOUSLY IN THE DOCUMENT  
RECORDED JULY 18, 1979, BOOK 30, PAGE 590, INSTRUMENT NO. 64686.**

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.

**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.

COPY



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 011-220-07  
 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 ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$100,000.00  
 b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 c) Transfer Tax Value: \$100,000.00  
 d) Real Property Transfer Tax Due \$390.00

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: Janice Lamb Debbly Gay Leavitt Capacity: Grantor  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

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

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

Print Name: Janice Lamb and Debbly Gay Leavitt  
 Address: 1526 South 2670 East  
 City: Saint George  
 State: UT Zip: 84790

Print Name: Victor Dane Mulliner  
 Address: P.O. Box 625  
 City: Alamo  
 State: NV Zip: 89001

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

Print Name: First American Title Insurance Company File Number: 13895-2601806 DP/DP  
 Address: 2500 N Buffalo Drive, Suite 120  
 City: Las Vegas State: NV Zip: 89128

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

\* FANV NTC Main

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 011-220-07
- 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE</b>	
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: 03
- b. Explain reason for exemption: Re-record GBSD 2020-159228 to correct the spelling of Grantors name.

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

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

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

Print Name: Janice Lamb and Debby Gay  
Print Name: Leavitt  
Address: 1526 South 2670 East  
City: Saint George  
State: UT Zip: 84790

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

Print Name: Victor Dane Mulliner  
Address: P.O. Box 625  
City: Alamo  
State: NV Zip: 89001

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

Print Name: FANV NTC Main / First American \* File Number: 13895-2601806 DP/ DP  
Address: 2500 N Buffalo Drive, Suite 120  
City: Las Vegas State: NV Zip: 89128

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

\*Title Insurance Co.