LINCOLN COUNTY, NV RPTT:\$643.50 Rec:\$37.00

12/16/2020 03:41 PM

2020-159347

Pgs=4 AK

Total:\$680.50 COW COUNTY TITLE

OFFICIAL RECORD AMY ELMER, RECORDER

A.P.N. No.: 002-152-19 R.P.T.T. \$643.50 Escrow No.: 82587 **Recording Requested By:** Cow County Title Co. Mail Tax Statements To: Same as below When Recorded Mail To: ANTHONY M. POULSEN and ANITA A. POULSEN P O Box 443 Panaca, NV 89042

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That ANDREW BLEAK and JENNY BLEAK, husband and wife for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to ANTHONY M. POULSEN and ANITA A. POULSEN, husband and wife as joint tenants, all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

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

That portion of Block Thirty-Five (35) in the Town of Panaca, Lincoln County, Nevada, more particularly described as follows:

Parcel 2 of that certain Parcel Map recorded May 18, 2004 in the Office of the County Recorder of Lincoln County, Nevada in Book C of Plats, page 44 as File No. 122348, Lincoln County, Nevada records.

EXCEPTING THEREFROM that portion as conveyed to Justin and Larissa Frehner by that certain Quitclaim Deed recorded September 20, 2006 in Book 222, page 495, as File No. 127444 in the Office of the County Recorder, Lincoln County, Nevada.

ASSESSOR'S PARCEL NUMBE FOR 2020 - 2021: 002-152-19

SUBJECT TO:

- 1. Taxes for the fiscal year;
- 2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said
- 3. A new Deed of Trust to record concurrent

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.

Dated: November 04, 2020

andrew BLEAK	JENNY BLEAK
State of <u>Vevada</u>)	
County of <u>Lincoln</u>)	
This instrument was acknowledged before me ANDREW BLEAK and JENNY BLEAK	e on the 6th day of November , 2020By:
Signature: Butsy Come UC Notary Public Expiration Date: 11-24-3	BETSY COMELLA Notary Public, State of Nevada Appointment No. 16-4059-11 My Appt. Expires Nov 24, 2020

STATE OF NEVADA **DECLARATION OF VALUE FORM** 1. Assessor Parcel Number(s) a) 002-152-19 b) c) d) 2. Type of Property: FOR RECORDER'S OPTIONAL USE ONLY b) Single Fam. Res. Page: c) Condo/Twnhse d) 2-4 Piex Book: Date of Recording: e) 📋 Apt.Bldg f) Comm'l/Ind'l Notes: h) Mobile Home g) Agricultural i) Cher \$165,000.00 3. Total Value/Sale Price of Property Deed in Lieu of Foreclosure Only (value of Property) \$165,000.00 Transfer Tax Value: \$643.50 Real Property Transfer Tax Due: 4. If Exemption Claimed: a. Transfer Tax Exemption per NRS 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. Capacity Grantor Signature ANDREW BLEAK

Signature Capacity Grantee

ANTHONY M. POULS EN

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: ANDREW BLEAK and JENNY BLEAK Print Name: ANTHONY M. POULSEN and ANITA

Address: PO Box 565
City: Panaca Address: PO Box 443

A POULSEN
PO Box 443

State: NV Zip: 89042 City: Panaca State: NV Zip: 89042

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

Print Name: Cow County Title Co. Escrow #: 82587

Address: P.O. Box 518, 328 Main Street

City: Pioche State: NV Zip: 89043

STATE OF NEVADA DECLARATION OF VALUE FORM

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Prin	nt Nam	e ANDREW R	I FAK a	nd JENNY BLEAK	Print Name	: ANTHO	NY M. POU	LSEN and ANITA	
%:	dress:	P O Box 565		/		A. POUL	SEN -		
City		Panaca	-	/	Address:	P O Box	443		
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