

A.P.N.: 002-061-03
File No: 13895-2611511 (ME)
R.P.T.T.: \$612.30

LINCOLN COUNTY, NV
\$37.00
RPTT:\$0.00 Rec:\$37.00
FIRST AMERICAN TITLE INSURANCE COMPANY
OFFICIAL RECORD
AMY ELMER, RECORDER

2021-159647
02/23/2021 03:16 PM
RYS-3 KE

When Recorded Mail To: Mail Tax Statements To:
Dakota Lewis Cluff
P.O. Box 447
Panaca, NV 89042

GRANT, BARGAIN and SALE DEED

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

Clyde A. Raper and Barbara J. Raper as Trustees of The Clyde and Barbara Raper Family Trust dated September 15th, 1995

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

Dakota Lewis Cluff, An Unmarried Man

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

A PARCEL OF LAND SITUATED WITHIN BLOCK 23, OF THE TOWN OF PANACA, IN SECTION 9, TOWNSHIP 2 SOUTH, RANGE 68 EAST, M.D.B. &M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY RIGHT-OF-WAY OF 3RD STREET, AND THE NW CORNER OF SAID PARCEL OF LAND THENCE THE NW CORNER OF SAID SECTION 9, BEARS NORTH 15°28'10" WEST, A DISTANCE OF 516.79 FEET;

THENCE SOUTH 00°22'04" EAST, ALONG THE SAID RIGHT-OF-WAY A DISTANCE OF 205.73 FEET TO THE SW CORNER OF SAID PARCEL OF LAND, SAID POINT BEING THE SW CORNER OF SAID BLOCK 23;

THENCE NORTH 89°30'13" EAST, LEAVING SAID RIGHT-OF-WAY A DISTANCE OF 396.00 FEET TO THE SE CORNER OF SAID PARCEL OF LAND;

THENCE NORTH 00°22'04" WEST, A DISTANCE OF 205.73 FEET TO THE NE CORNER OF SAID PARCEL OF LAND;

THENCE SOUTH 89°30'14" WEST, A DISTANCE OF 396.00 FEET TO THE NW CORNER OF SAID PARCEL OF LAND AND THE POINT OF BEGINNING

NOTE : THE ABOVE METES AND BOUND DESCRIPTION APPEARED PREVIOUSLY IN

THAT CERTAIN DOCUMENT RECORDED JULY 25, 2017 IN BOOK 313, PAGE 81, AS INSTRUMENT NO. 152408

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.

COOPER

Clyde A. Raper and Barbara J. Raper as
Trustees of The Clyde and Barbara Raper Family
Trust dated September 15th, 1995

Clyde

Clyde A. Raper TRUSTEE
Clyde A. Raper, Trustee TRUSTEE

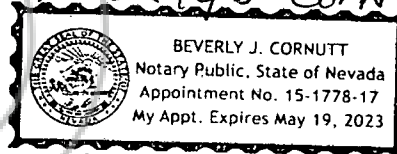
Barbara J. Raper Trustee
Barbara J. Raper, Trustee

STATE OF **NEVADA**)
COUNTY OF White Pine ; **ss.**

This instrument was acknowledged before me on January 15, 2021 by
Clyde A. Raper and Barbara J. Raper as Trustees.

Beverly J. Cornutt

Beverly J. Cornutt
Notary Public
(My commission expires: May 19, 2023)



15-1778-17
exp. 5/19/23

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow
No. 13895-2611511.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 002-061-03
 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: \$157,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$157,000.00
 d) Real Property Transfer Tax Due \$612.30

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: Clyde A. Raper TRUSTEE Capacity: Grantor
 Signature: Barbara D. Raper Trustee Capacity: _____

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

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

Clyde A. Raper and Barbara J. Raper as Trustees of The Clyde and Barbara Raper Family Trust
 Print Name: _____
 Address: PO Box 151385
 City: Elko NV 89315
 State: NV Zip: 89315

Print Name: Dakota Lewis Cluff
 Address: P.O. Box 447
 City: Panaca
 State: NV Zip: 89042

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

First American Title Insurance
 Print Name: Company File Number: 13895-2611511 ME/ kd
 Address: 2500 N Buffalo Drive, Suite 120
 City: Las Vegas State: NV Zip: 89128

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