

LINCOLN COUNTY, NV **2021-159985**
\$1,051.00
RPTT:\$1014.00 Rec:\$37.00 **04/30/2021 01:38 PM**
FIRST AMERICAN TITLE INSURANCE COMPANY 3 AK
OFFICIAL RECORD
AMY ELMER, RECORDER

APN: 011-191-18
Affix R.P.T.T. \$1,014.00
RECORDING REQUESTED BY:
FIDELITY NATIONAL TITLE AGENCY OF
NEVADA, INC.
WHEN RECORDED MAIL TO and MAIL TAX
STATEMENT TO:
SHAUNA JEAN GOURLEY
3995 W 3600 N
PLAIN CITY, UT 84404

ESCROW NO: 00115107-001-NT

2619359

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Jennifer M. Bailey, a married woman as her sole and separate property

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do hereby Grant, Bargain Sell and convey to

Shauna Jean Gourley, a single woman

all that real property situated in the County of Lincoln, State of NEVADA, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF:

Subject to:

1. Taxes for the current fiscal year, paid current.
2. Conditions, covenants, restrictions, reservations, rights, rights of way and easements now of record, if any.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness my/our hand(s) this 22 day of April, 2021.

SELLER:

Jennifer M. Bailey
Jennifer M. Bailey

Jennifer M. Bailey

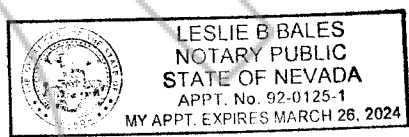
State of Nevada)
County of Lincoln CLARK CO) SS:

On this April 22, 2021
appeared before me, a Notary Public,
Jennifer M Bailey

personally known or proven to me
to be the person(s) whose name(s)
is/are subscribed to the above
instrument, who acknowledged that
he/she/they executed the
instrument for the purposes therein
contained.

Leslie B Bales
Notary Public

My commission expires: March 26, 2024



NOTARY ACKNOWLEDGEMENT FOR GRANT, BARGAIN, SALE DEED
FOR ESCROW NO.: 00115107-001NT

The land referred to herein below is situated in the County of Lincoln, State of Nevada, and described as follows:

THAT PORTION OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 31, TOWNSHIP 6 SOUTH, RANGE 61 EAST, M.D.B. & M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 2B OF THAT CERTAIN SUBSEQUENT BOUNDARY LINE ADJUSTMENT RECORDED APRIL 07, 2016 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA IN BOOK D, PAGE 200 AS INSTRUMENT NUMBER 149131 OF OFFICIAL RECORDS.

COPY

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 011-191-18
 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: \$ 260,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 260,000.00
 d. Real Property Transfer Tax Due: \$ 1,014.00

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

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 Jennifer M. Bailey Capacity Grantor
 Signature _____ Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Jennifer M. Bailey
 Address: 321 Shimmering Moon St
Henderson, NV 89015
 City, State, Zip

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Shauna Jean Gourley
 Address: 3995 W. 3600 N
Plain City, UT 84404
 City, State, Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Fidelity National Title Agency of Nevada, Inc. Escrow No.: 00115107-001-NT
 Address: 500 N. Rainbow Blvd., Suite 100
 City, State, Zip: Las Vegas, NV 89107

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

c/o

First American Title Company
701 N. Green Valley Pkwy #120
Henderson, NV 89074