

LINCOLN COUNTY, NV **2021-160619**  
\$930.10  
RPTT:\$893.10 Rec:\$37.00 **06/09/2021 12:48 PM**  
FIRST AMERICAN TITLE INSURANCE COMPANY  
OFFICIAL RECORD  
AMY ELMER, RECORDER

APN: 004-062-07  
Affix R.P.T.T. \$ 858.00  
RECORDING REQUESTED BY:  
FIDELITY NATIONAL TITLE AGENCY OF  
NEVADA, INC.  
WHEN RECORDED MAIL TO and MAIL TAX  
STATEMENT TO:  
THOMAS DAVID SPENDLOVE  
TRINETT RONDA SPENDLOVE  
1205 SATELLITE AVENUE  
NORTH LAS VEGAS, NV 89032

*2624822*  
ESCROW NO: 00117661-007-NT3

### GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**Jason H Twitchell and Amber Twitchell, husband and wife as joint tenants**

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

**Thomas David Spendlove and Trinett Ronda Spendlove, husband and wife as joint tenants**

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 2 day of June, 2021

**SELLERS:**

*Jason H Twitchell*  
Jason H Twitchell  
Jason H.

6/2/2021  
Date

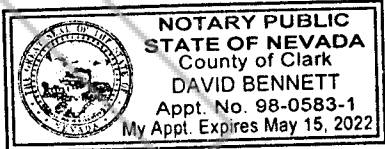
*Amber Twitchell* 6/2/2021  
Amber Twitchell Date

State of Nevada )  
County of Lincoln ) SS:

On this 6/2/2021  
appeared before me, a Notary Public,

*Jason H. Twitchell &*  
*Amber Twitchell*

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.



*David Bennett*  
Notary Public

My commission expires: May 15, 2022



**EXHIBIT 'A'**

**A PARCEL OF LAND SITUATE WITHIN LOT 1 OF BLOCK 55 OF ALAMO TOWNSITE,  
SITUATE WITHIN THE NORTHWEST QUARTER (NW 1/4) OF SECTION 5, TOWNSHIP 7  
SOUTH, RANGE 61 EAST, M.D.B.&M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**PARCEL 1 OF THAT CERTAIN PARCEL MAP RECORDED MARCH 14, 2007 IN THE OFFICE  
OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA IN BOOK C OF PLATS, PAGE  
319 AS FILE NO. 128506 LINCOLN COUNTY, NEVADA RECORDS.**

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 004-062-07  
 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 ONLY</b>	
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property: \$ 229,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 c. Transfer Tax Value \$ 229,000.00  
 d. Real Property Transfer Tax Due: \$ 858.00

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 [Signature] Capacity Grantor  
 Signature \_\_\_\_\_ Capacity Grantee

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

Print Name: Jason H Twitchell and Amber Twitchell

Address: P.O. Box 632  
Alamo, NV 89001  
 City, State, Zip

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

Print Name: Thomas David Spendlove and Trinett Ronda Spendlove

Address: 1205 Satellite Ave  
North Las Vegas, NV 89032  
 City, State, Zip

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**

Print Name: Fidelity National Title Agency of Nevada, Inc. Escrow No.: 00117661-007-NT3

Address: 736 W. Pioneer Blvd., Suite 101  
 City, State, Zip: Mesquite, NV 89027

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

*clb*

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