LINCOLN COUNTY, NV

2021-160702

RPTT:\$132.60 Rec:\$37.00 Total:\$169.60

06/21/2021 04:19 PM

COW COUNTY TITLE CO

Pgs=4 KC

A.P.N. No.:	013-190-16						
R.P.T.T.	\$132.60						
Escrow No.:	84079						
Recording Requested By:							
Cow County Title Co.							
Mail Tax State		Same as below					
When Recorded Mail To:							
LORNE ALLEN TRAVIS and CHRISTINA LYNNE							
ROTE							
4871 E California Ave							



OFFICIAL RECORD
AMY ELMER, RECORDER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That MILLARD É. BOREN and EDITH A. BOREN, husband and wife, for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to LORNE ALLEN TRAVIS and CHRISTINA LYNNE ROTE, as husband and wife as community property with rights of survivorship, 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 Parcel of land lying within the South Half (S1/2) of Section 3, Township 3 South, Range 67 East, M.D.B.&M. more particularly described as follows:

Parcel 3 of the Parcel Map for MILLARD E. BOREN & EDITH A. BOREN recorded June 3, 2008 in the Office of the County Recorder of Lincoln County, Nevada in Book C of Plats, Page 398 as File No. 2008-131673, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2020 - 2021: 013-190-16

SUBJECT TO:

Las Vegas, NV 89104

1. Taxes for the fiscal year:

Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

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: June 05, 2021

MILLARD E. BÖREN	MMM. Dalen EDITH A. BOREN
State of Nevada)	
County of Lincoln	
This instrument was acknowledged before me on to MILLARD E. BOREN and EDITH A. BOREN	ne 16 day of <u>June</u> , <u>2021</u> By:
Signature: Notary/Public Expiration Date: Mar 1, 2023	CRYSTAL BUDREAU NOTARY PUBLIC STATE OF NEVADA Appointment Recorded in Lincoln County No: 07-3380-11 Expires March 1, 2023

STATE OF NEVADA DECLARATION OF VALUE FORM

	Assessor Parcel Number(s)							\ \
		-190-16				I.		\ \
b)							\ \
C)							\ \
ď)							\ \
2. T		f Property:	-					
а	<i>'</i> —	Vacant Land	. —	Single Fam. Res.		RDER'S (USE ONLY
C) 🗆	Condo/Twnhse	<i>,</i> —	2-4 Plex	Book:	a adia ar	Page:	
е) 🗆	Apt.Bldg	· —	Comm'l/Ind'l	Date of Red Notes:	oraing: _		
g) 🗆	Agricultural	h) 🔲	Mobile Home	Notes.	The state of the s		
i) 🗆	Other					_	
	-1-134	/-lu-/O-I- Dring	of Dunner	/			1	\$34,000.00
		alue/Sale Price o		rty ily (value of Proper	tv) (ψ54,000.00
		er Tax Value:	isuic Oil	lly (value of Froper	3	-		\$34,000.00
-		roperty Transfer	Tax Due		1			\$132.60
		nption Claimed:						
	a. Tra	nsfer Tax Exemp		NRS 375.090, Se	ction		/	
ŀ	o. Ex	plain Reason for	Exempt	ion:	1	<u> </u>	<u> </u>	
			The state of the s	tu-u-foundi 400	***************************************	%		
5. P	'artiai	Interest Percent	age beir	ng transferred: 100 acknowledges, un	der penalty o	7%	nureitant to	•
NPS	ne ur : 375	nersigned decia	1165 and 15 110 tl	nat the information	provided is o	correct to t	he best of	their
infor	matio	n and belief, and	can be	supported by docu	mentation if	called upo	n to substa	antiate the
infor	matio	n provided herei	n. Furthe	ermore, the parties	agree that d	isallowand	ce of any cl	laimed
exer	notion	n, or other deterr	nination	of additional tax di	ue, may resul	t in a pena	alty of 10%	of the tax
due	plus i	nterest at 1% pe	r month.	Pursuant to NRS	375.030, the	Buyer and	d Seller sha	all be
joint	ly and	severally liable	for any a	additional amount	owea.			•
		10 m	\)]		-	
Siar	ature	1 mi	Stall	Phoen	/ /c	Capacity	Grantor_	
- 3		MILLARD É. BO	DREN	- 12 (_		
1			\		/ /			
<u> </u>	4		The same of			Capacity	Grantee	
Sign	ature	LORNE ALLEN	TRAVIS	The state of the s		Japacity _	Oranice_	
		LONIAL ALLEN	110 010					
SELLER (GRANTOR) INFORMATION			<u>BUY</u> I			<u>ORMATION</u>		
		•	JIRED)	I EDITLI A	Print Name:		EQUIRED)	
Prin	t Nam	ne: MILLARD E BOREN	. BORE	N and EDITH A.	Print Name.		INA LYNNE	
Δdd	ress:	P O Box 617	7		Address:		California A	
Ċity	No.	Caliente		/	City:	Las Vega		
•	e: N		Zip:	89008	State: NV		Zip:	89104
The Park	_				- 			
				NG RECORDING	(required if r	ot seller	<u>or buyer)</u>	
		ne: Cow County			_Escrow#:	84079		
Ada Citv	ress:	P.O. Box 51	0, 328 IV	iaiii Stieet	State: NV		Zip:	89043

STATE OF NEVADA **DECLARATION OF VALUE FORM** 1. Assessor Parcel Number(s) a) 013-190-16 b) c) d) 2. Type of Property: b) Single Fam. Res. FOR RECORDER'S OPTIONAL USE ONLY a) 🗵 Vacant Land Page: Book: c) ☐ Condo/Twnhse d) ☐ 2-4 Plex Date of Recording: f) Comm'l/Ind'l Notes: h) Mobile Home g) Agricultural i) ☐ Other \$34,000.00 3. Total Value/Sale Price of Property Deed in Lieu of Foreclosure Only (value of Property) \$34,000.00 Transfer Tax Value: \$132.60 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 MILLARD E. BOREN Capacity Grantee Signature **BUYER (GRANTEE) INFORMATION** SELLER (GRANTOR) INFORMATION (REQUIRED) (REQUIRED) Print Name: LORNE ALLEN TRAVIS and Print Name: MILLARD E. BOREN and EDITH A. CHRISTINA LYNNE ROTE **BOREN** 4871 E California Ave Address: P O Box 617 Address: City: Las Vegas Caliente City: 89104 Zip: State: NV Zip: 89008 State: NV COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer) Escrow #: 84079 Print Name: Cow County Title Co. P.O. Box 518, 328 Main Street

State: NV

Zip: 89043

Address:

City:

Pioche