

LINCOLN COUNTY, NV **2021-160716**  
RPTT:\$1267.50 Rec:\$37.00  
Total:\$1,304.50 **06/24/2021 03:11 PM**  
COW COUNTY TITLE COMPANY Pgs=3 KC

<b>A.P.N. No.:</b>	002-250-23
<b>R.P.T.T.</b>	\$1,267.50
<b>Escrow No.:</b>	84107
<b>Recording Requested By:</b>	
Cow County Title Co.	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
ARTHUR L. CAMERON and JANET L. CAMERON	
P O Box 573	
Caliente, NV 89008	



OFFICIAL RECORD  
AMY ELMER, RECORDER

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **ANDREA DOUGAN and TODD DOUGAN, wife and husband** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **ARTHUR L. CAMERON and JANET L. CAMERON**, 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:

A portion of the West Half (W1/2) of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section 9, Township 2 South, Range 68 East, M.D.B.&M., together with that portion of the Northwest Quarter (NW1/4) of the SW Quarter (SW1/4) of said Section 9 existing within Block 29 of the Town of Panaca according to the Official Plat thereof more particularly described as follows:

Parcel 3A of that certain Parcel Map recorded January 31, 1995 in Book A of Plats, Page 439 as File No. 103017 in the Office of the County Recorder of Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2020 - 2021: 002-250-23

### SUBJECT TO:

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.
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: June 10, 2021

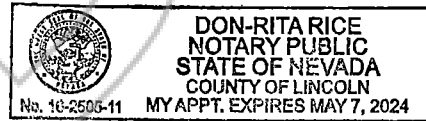
Andrea Dougan  
ANDREA DOUGAN

Todd Dougan  
TODD DOUGAN

State of Nevada )  
County of Lincoln ) ss.

This instrument was acknowledged before me on the 11th day of June 2024 By:  
ANDREA DOUGAN and TODD DOUGAN

Signature: Don-Rita Rice  
Notary Public  
Expiration Date: 5/7/2024



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 002-250-23
- 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 RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sale Price of Property \$325,000.00  
 Deed in Lieu of Foreclosure Only (value of Property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$325,000.00  
 Real Property Transfer Tax Due: \$1,267.50

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.

Signature *Andrea Dougan* Capacity Grantor  
 ANDREA DOUGAN

Signature *Art Cameron* Capacity Grantee  
 ARTHUR L. CAMERON

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

Print Name: ANDREA DOUGAN and TODD DOUGAN  
 Address: P O Box 777  
 City: Panaca  
 State: NV Zip: 89042

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

Print Name: ARTHUR L. CAMERON and JANET L. CAMERON  
 Address: P O Box 573  
 City: Caliente  
 State: NV Zip: 89008

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

Print Name: Cow County Title Co. Escrow #: 84107  
 Address: P.O. Box 518, 328 Main Street  
 City: Pioche State: NV Zip: 89043

**AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED**