

LINCOLN COUNTY, NV

**2021-160784**

\$37.00

RPTT:\$0.00 Rec:\$37.00

**07/09/2021 09:57 AM**

FIRST AMERICAN TITLE INSURANCE COMPANY

OFFICIAL RECORD

AMY ELMER, RECORDER

E03

A.P.N.: 001-240-26

File No: 13895-2605303

Recording Requested by:  
First American Title Insurance Company

When Recorded Mail To:  
Robert Altman and Aprildawn Altman  
4024 San Mateo St  
NLV NV 89032

***Amended Grant Bargain Sale Deed Recorded 10/29/2020 2020-159158  
to Correct the Legal Description***

This page added to provide additional information required by NRS 111.312 Section 1-2

This cover page must be typed or printed clearly in black ink only.

LINCOLN COUNTY, NV 2020-159158  
\$212.50  
RPTT:\$175.50 Rec:\$37.00 10/29/2020 12:50 PM  
FA NV NTC MAIN Pgs=2 KE  
OFFICIAL RECORD  
AMY ELMER, RECORDER

A.P.N.: 001-240-26  
File No: 13895-2605303 (TV)  
R.P.T.T.: \$175.50

When Recorded Mail To: Mail Tax Statements To:  
Robert Altman and April Dawn Altman  
4024 San Mateo St.  
North Las Vegas, NV 89032

**GRANT, BARGAIN and SALE DEED**

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

Patricia McLean, as her sole and separate property

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

Robert Altman and April Dawn Altman, husband and wife as joint tenants

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

~~PARCEL 1 AS SHOWN BY PARCEL MAP FOR PAUL S. BROWN, RECORDED OCTOBER 15, 1997 IN PLAT BOOK B, PAGE 67, FILE NO. 109829, LINCOLN COUNTY, NEVADA.~~

\* See Attached Schedule A

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.

I hereby certify that the foregoing is a full and correct copy of the original document as of 7/6/2021 at 2:19 PM  
Now of record in this office of Lincoln County Nevada as document number 2020-159158.  
Date 7/10/2021

Recorder Amy Elmer

Amanda Kiani, Deputy Recorder

Patricia McLean  
Patricia McLean

STATE OF Nevada )  
COUNTY OF Lincoln ) ss.

This instrument was acknowledged before me on October 23, 2020 by  
\*\* Patricia McLean \*\*  
Hazel

Shannon M. Simpson  
Notary Public  
(My commission expires: 01/20/2023 )

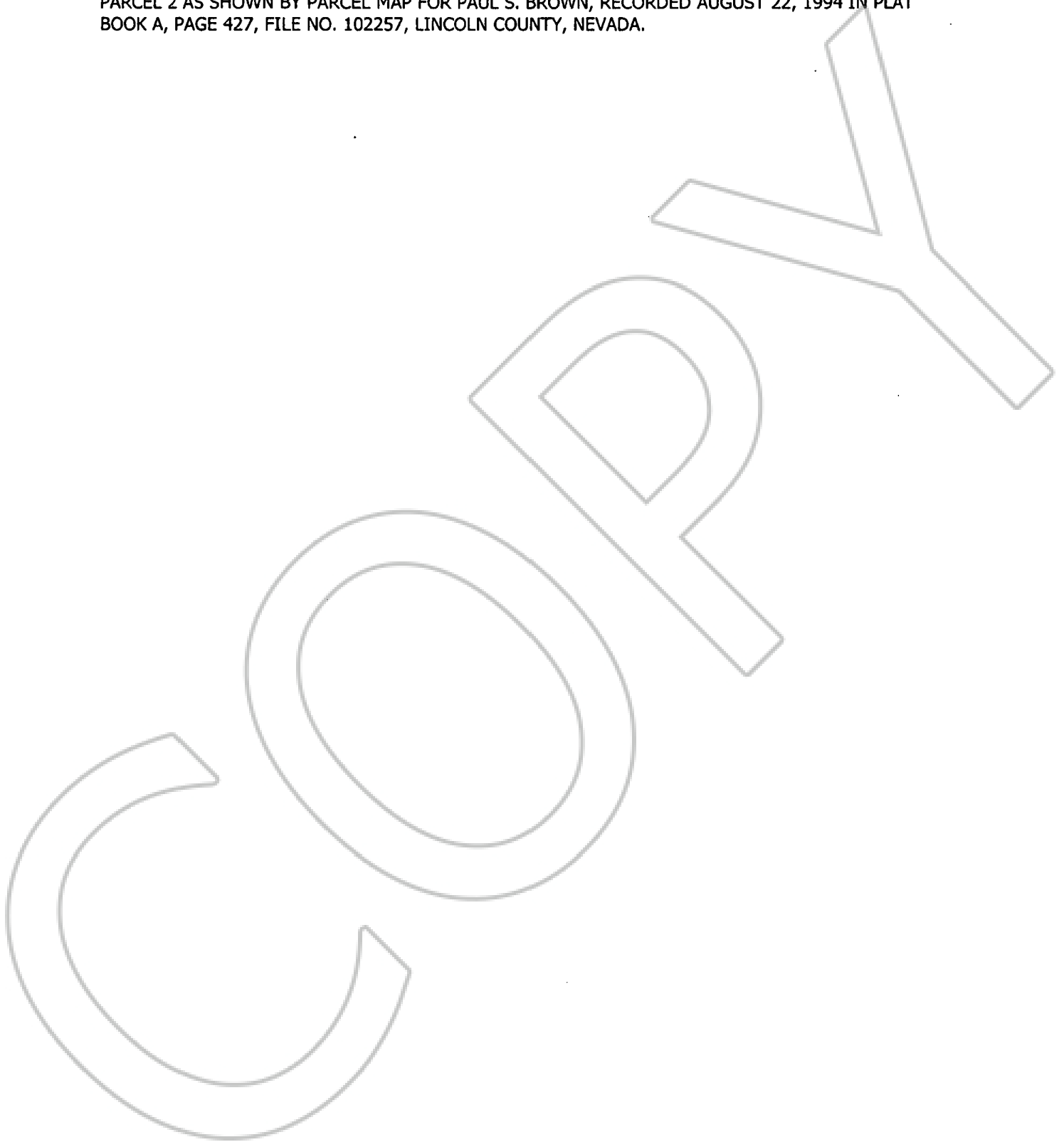


This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 13895-2605303.

\* Shannon M. Simpson  
Notary Public  
State of Nevada  
Appt. No. 1194057-11  
My Appt. Expires 01-20-2023

# Schedule A

PARCEL 2 AS SHOWN BY PARCEL MAP FOR PAUL S. BROWN, RECORDED AUGUST 22, 1994 IN PLAT BOOK A, PAGE 427, FILE NO. 102257, LINCOLN COUNTY, NEVADA.



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 001-240-26
- 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: \_\_\_\_\_ \$

b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )

c) Transfer Tax Value: \_\_\_\_\_ \$

d) Real Property Transfer Tax Due \_\_\_\_\_ \$

4. **If Exemption Claimed:**

a. Transfer Tax Exemption, per 375.090, Section: 3

b. Explain reason for exemption: Amended Grant Bargain Sale Deed Recorded 10/29/2020 2020-159158 to Correct the Legal Description

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: [Signature]

Capacity: Escrow Agent

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Print Name: Patricia McLean

Print Name: Robert Altman and

Address: P.O. Box 388

Address: Aprildawn Altman

City: Pioche

City: 4024 San Mateo St.

State: NV Zip: 89043

City: North Las Vegas

State: NV Zip: 89032

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

FANV DIRECT TITLE / FIRST  
AMERICAN TITLE INSURANCE

Print Name: COMPANY

File Number: 13895-2605303 TV/ TV

Address: 701 NORTH GREEN VALLEY PKWY #120

City: HENDERSON

State: NV Zip: 89074

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