

LINCOLN COUNTY, NV

2021-160943

Rec:\$37.00

08/05/2021 11:24 AM

Total:\$37.00

NIKKI ANN BAILEY

Pgs=2 KC

After recording please return to:

Name: Nikki Ann Bailey

Address: 128 Davis St.
PO Box 145

City, State, Zip: Piöche, NV, 89043

Phone: 775-962-2582

Assessor's
Parcel Number 001-123-02



00007613202101609430020023

OFFICIAL RECORD
AMY ELMER, RECORDER

E04

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QUIT CLAIM DEED

THIS INDENTURE WITNESSETH:

That Matthew Bailey & Nikki Ann Bailey in consideration of TEN DOLLARS (\$10.00), the receipt of which is hereby acknowledged, do(es) hereby remise, release, and forever quitclaim to Nikki Ann Bailey as tenant and sole owner

all that real property situated in the town of Piöche, County of Lincoln, State of Nevada, more particularly described as follows: (Insert legal description and the commonly known address in the space provided.)

Lots 243 of block 22 in the town of Piöche, NV. as delineated on the official plat of said town, now on file and of record in the office of the Lincoln County Recorder, and to which said plat and the records thereof reference is hereby made for further description. Referencing a prior instrument conveying said property to Grantors in document 122527 in book 187 pages 382-384 in the records of the Lincoln County Recorder.

Commonly known as Parcel 001-123-02 lots 243 of Block 22

TOGETHER WITH all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS our hand(s) this 29 day of June, 2021.

Matthew Bailey

Signature of Grantor

Matthew Bailey
STATE OF NEVADA)
COUNTY OF LINCOLN)

Nikki Bailey

Signature of Grantor

Nikki Bailey

This instrument was acknowledged before me on this 29 day of JUNE, 2021 by

MATTHEW BAILEY and
NIKKI BAILEY

[Signature]
NOTARY PUBLIC



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 001-123-02
- 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
- Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property

Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: (_____)
 Real Property Transfer Tax Due \$ _____

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 4
- 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 Nikki Ann Bailey Capacity Grantee

Signature _____ Capacity _____

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

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

Print Name: Matthew Bailey + Nikki Ann Bailey
 Address: Ac 34 Box 200 Pioche
 City: Panaca
 State: NV Zip: 89042 89043

Print Name: Nikki Ann Bailey
 Address: 128 Davis St Box 145
 City: Pioche
 State: NV Zip: 89043

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

Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____