

LINCOLN COUNTY, NV  
\$563.50  
RPTT:\$526.50 Rec:\$37.00  
FIRST AMERICAN TITLE INSURANCE COMPANY  
OFFICIAL RECORD  
AMY ELMER, RECORDER

**2021-160987**

**08/16/2021 02:45 PM**

PGS=2 AK

A.P. No. 004-121-07  
Escrow No. 13895-2630321-DP/CJ  
R.P.T.T. \$526.50

*WHEN RECORDED RETURN TO:*

Jason David Thatcher and Kelsey Lee Thatcher  
P.O. Box 333  
Alamo, NV 89001

**MAIL TAX STATEMENTS TO:**

Jason David Thatcher and Kelsey Lee Thatcher  
P.O. Box 333  
Alamo, NV 89001

***GRANT, BARGAIN and SALE DEED***

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

Christy Graf, a married woman, as her sole and separate property

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

Jason David Thatcher and Kelsey Lee Thatcher, husband and wife as joint tenants with right of survivorship

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

**LOT 38, ALAMO SOUTH SUBDIVISION, TRACT NO. 1, UNIT NO. 1, AS SHOWN UPON MAP THEREOF RECORDED NOVEMBER 13, 1977 IN BOOK A-1 OF PLATS, PAGE 124, FILE 59020, IN THE RECORDER'S OFFICE, LINCOLN COUNTY, NEVADA.**

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.

**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.

Christy Graf  
Christy Graf

STATE OF **NEVADA** )  
                                  : **ss.**  
COUNTY OF **LINCOLN** )

This instrument was acknowledged before me on  
August 6, 2021 by  
**Christy Graf.**

Robin E. Simmers  
Notary Public  
(My commission expires: 11-6-2022 )



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 13895-2630321

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 004-121-07  
 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 \_\_\_\_\_

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$135,000.00  
 b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 c) Transfer Tax Value: \$135,000.00  
 d) Real Property Transfer Tax Due \$526.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: *Cheryl Brown*  
 Signature: \_\_\_\_\_

Capacity: *Agent*  
 Capacity: \_\_\_\_\_

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

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

Print Name: Christy Graf  
 Address: 5042 N 5th W  
 City: Idaho Falls  
 State: ID      Zip: 83401

Print Name: Jason David Thatcher and Kelsey Lee Thatcher  
 Address: P.O. Box 333  
 City: Alamo  
 State: NV      Zip: 89001

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

FANV-Direct Title / First American Title  
 Print Name: Insurance Company      File Number: 13895-2630321 DP/ JB  
 Address: 2500 N Buffalo Drive, Suite 120  
 City: Las Vegas      State: NV      Zip: 89128

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