

LINCOLN COUNTY, NV **2021-161094**
\$758.50
RPTT:\$721.50 Rec:\$37.00 **09/09/2021 03:19 PM**
WFG NATIONAL TITLE COMPANY OF NEVADA
OFFICIAL RECORD
AMY ELMER, RECORDER

APN#: **004-101-02**
Escrow No. **21-258899**

**MAIL TAX STATEMENT TO AND
WHEN RECORDED RETURN TO:**
Chris Thirirot and Lynette Thirirot
4530 Plaza de Vista
Las Vegas, NV 89120

Signed in counterpart

GRANT, BARGAIN, SALE DEED

R.P.T.T. **\$721.50**

THIS INDENTURE WITNESSETH: That

Lori Ann Bundy Anderson, Kenneth Bundy and Rae Dean Bundy Baysinger, Co-Successor Trustees of the Ray L. Bundy, Trust,

for a valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

Chris Thirirot and Lynette Thirirot, husband and wife as joint tenants,

all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

- SUBJECT TO:
1. Taxes for the fiscal year 2021/2022.
 2. Rights of way, reservations restrictions, easements and conditions of record.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS my hand this 3rd day of September, 2021.

Lori Ann Bundy Anderson, Kenneth Bundy and Rae Dean Bundy Baysinger, Co-Successor Trustees of the Ray L. Bundy, Trust

By: Lori Ann Bundy Anderson
Lori Ann Bundy Anderson, Co-Successor Trustee
Lori Ann Bundy Anderson

By: **signed in counterpart**
Kenneth Bundy, Co-Successor Trustee

By: **signed in counterpart**
Rae Dean Bundy Baysinger, Co-Successor Trustee

September 2021 by Lori Ann Bundy Anderson

STATE OF NEVADA
COUNTY OF ELKO

This instrument was acknowledged before me this 3rd day of September, 2021 by Lori Ann Bundy Anderson.

Cynthia Branham
Notary Public for Nevada
My Commission Expires: 02-03-2022



STATE OF NEVADA
COUNTY OF _____

This instrument was acknowledged before me this _____ day of September, 2021 by Kenneth Bundy.

Notary Public for Nevada
My Commission Expires: _____

**Cynthia S. Branham
No. 18-1219-6
Expires Feb 3, 2022**

STATE OF NEVADA
COUNTY OF _____

This instrument was acknowledged before me this _____ day of September, 2021 by Rae Dean Bundy Baysinger.

Notary Public for Nevada
My Commission Expires: _____

WITNESS my hand this 7th day of September, 2021.

Lori Ann Bundy Anderson, Kenneth Bundy and Rae Dean Bundy Baysinger, Co-Successor Trustees of the Ray L. Bundy, Trust

By: **signed in counterpart**

Lori Ann Bundy Anderson, Co-Successor Trustee

By: *[Signature]*
Kenneth Bundy, Co-Successor Trustee

By: Kenneth Bundy.
Rae Dean Bundy Baysinger, Co-Successor Trustee

STATE OF NEVADA
COUNTY OF _____

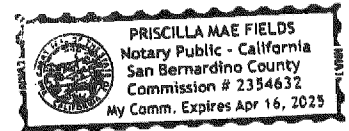
This instrument was acknowledged before me this _____ day of September, 2021 by Lori Ann Bundy Anderson.

Notary Public for Nevada
My Commission Expires: _____

STATE OF ~~NEVADA~~ CALIFORNIA
COUNTY OF San Bernardino

This instrument was acknowledged before me this 7th day of September, 2021 by Kenneth Bundy.

[Signature]
Notary Public for Nevada CALIFORNIA
My Commission Expires: San Bernardino 16 April 2025



STATE OF NEVADA
COUNTY OF _____

This instrument was acknowledged before me this _____ day of September, 2021 by Rae Dean Bundy Baysinger.

Notary Public for Nevada
My Commission Expires: _____

WITNESS my hand this 3rd day of September, 2021.

Lori Ann Bundy Anderson, Kenneth Bundy and Rae Dean Bundy Baysinger, Co-Successor Trustees of the Ray L. Bundy, Trust

By: **signed in counterpart**
Lori Ann Bundy Anderson, Co-Successor Trustee

By: **signed in counterpart**
Kenneth Bundy, Co-Successor Trustee

By: Rae Dean Bundy Baysinger
Rae Dean Bundy Baysinger, Co-Successor Trustee
Baysinger

STATE OF NEVADA
COUNTY OF _____

This instrument was acknowledged before me this _____ day of September, 2021 by Lori Ann Bundy Anderson.

Notary Public for Nevada
My Commission Expires: _____

STATE OF NEVADA
COUNTY OF _____

This instrument was acknowledged before me this _____ day of September, 2021 by Kenneth Bundy.

Notary Public for Nevada
My Commission Expires: _____

STATE OF ~~NEVADA~~ Arizona
COUNTY OF Mohave

This instrument was acknowledged before me this 3rd day of September, 2021 by Rae Dean Bundy Baysinger.

AS
Notary Public for Nevada Arizona
My Commission Expires: 11/19/2024

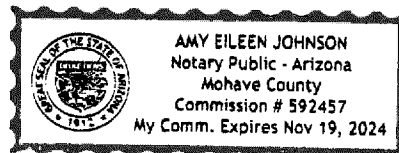
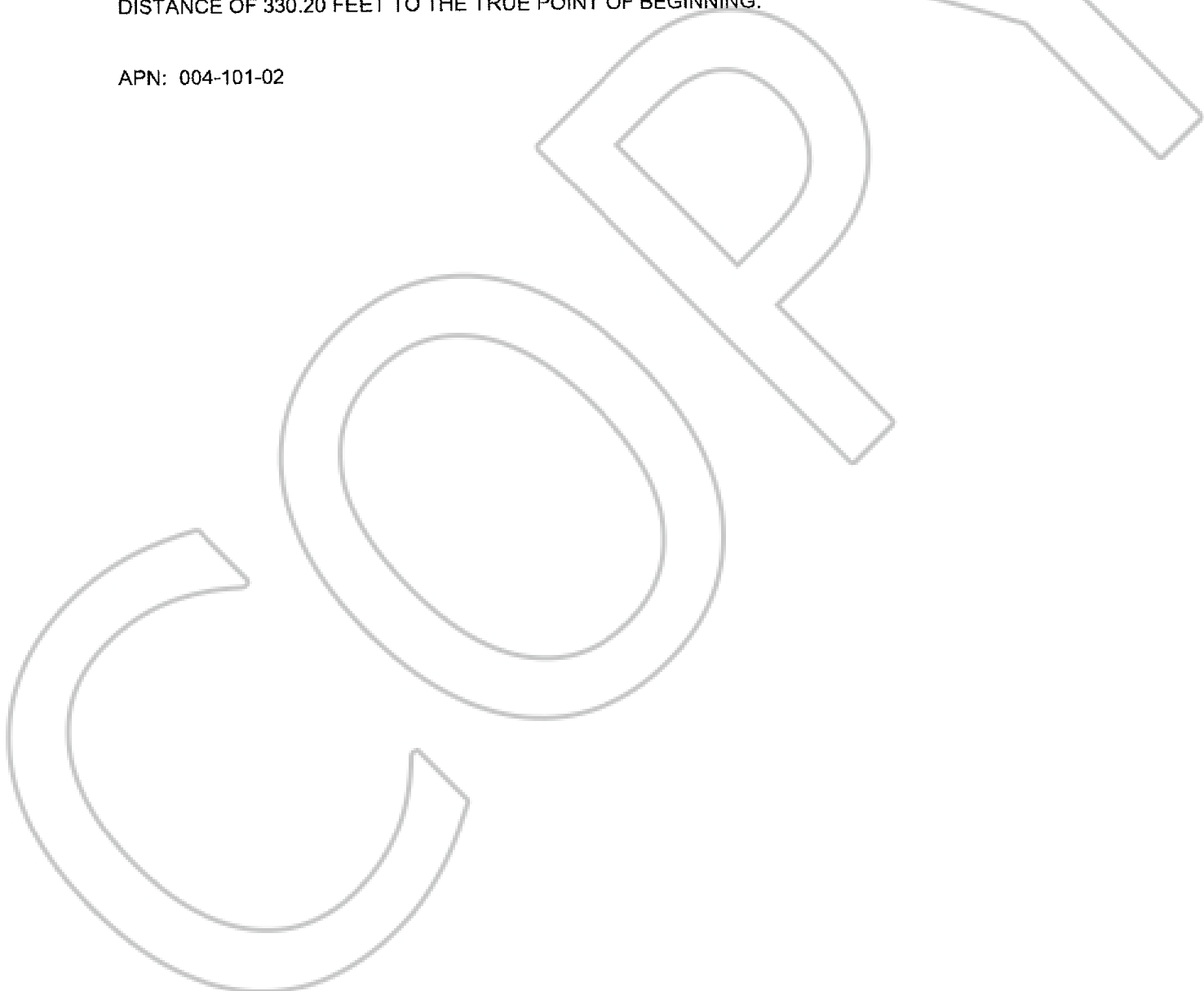


EXHIBIT "A"
LEGAL DESCRIPTION

A PORTION OF SECTION 8, TOWNSHIP 7 SOUTH, RANGE 61 EAST, MDB&M, SITUATE IN PAHRANAGAT VALLEY, LINCOLN COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST (NW) CORNER OF LOT TWO (2), BLOCK SIXTY-FIVE (65), OF ALAMO TOWN, LINCOLN COUNTY, NEVADA; THENCE S 00 DEGREE 09 MINUTES 04 SECONDS W ALONG THE EAST RIGHT-OF-WAY LINE OF MAIN STREET A DISTANCE OF 579.49 FEET TO AN INTERSECTION WITH SOUTH RIGHT-OF-WAY LINE OF SOUTH SECOND AVENUE; THENCE S 89 DEGREES 50 MINUTES 56 SECONDS E ALONG THE SAID SOUTH RIGHT-OF-WAY LINE PRODUCED EASTERLY A DISTANCE OF 31.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING S 89 DEGREES 50 MINUTES 56 SECONDS E A DISTANCE OF 678.50 FEET TO A POINT; THENCE 14 DEGREES 11 MINUTES 14 SECONDS W A DISTANCE OF 340.16 FEET TO A POINT; THENCE N 89 DEGREES 50 MINUTES 56 SECONDS W A DISTANCE OF 584.50 FEET TO A POINT; THENCE N 01 DEGREE 50 MINUTES 41 SECONDS W A DISTANCE OF 330.20 FEET TO THE TRUE POINT OF BEGINNING.

APN: 004-101-02



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)

- a) 004-101-02
- 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

**FOR RECORDER'S OPTIONAL USE
ONLY**

Book: _____ Page: _____
Date of Recording: _____
Notes: _____

Other _____

3. Total Value/Sales Price of Property: \$185,000.00

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value: \$185,000.00

Real Property Transfer Tax Due: \$721.50

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 Lori Ann Bundy Anderson

Capacity Grantor

Signature _____

Capacity Grantee

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

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

Print Name: Lori Ann Bundy Anderson, Kenneth Bundy and Rae Dean Bundy Baysinger, Co-Successor Trustees of the Ray L. Bundy, Trust

Print Name: Chris Thriot and Lynette Thriot

Address: 3430 Ohio Avenue
City: Elko
State: Nevada Zip: 890801

Address: 4530 Plazade Vista
City: Las Vegas
State: NV Zip: 89120

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

Print Name: WFG National Title Insurance Company Escrow #: 21-258899

Address: 2485 Village View Drive Suite 160

City: Henderson State: NV Zip: 89074