

A.P.N.: 001-270-22 and 001-270-23
File No: 116-2634155 (IK)
R.P.T.T.: \$132.60

LINCOLN COUNTY, NV **2021-161114**
\$169.60
RPTT:\$132.60 Rec:\$37.00 **09/14/2021 03:54 PM**
FIRST AMERICAN TITLE PASEO VERDE Pgs=2 KC
OFFICIAL RECORD
AMY ELMER, RECORDER

When Recorded Mail To: Mail Tax Statements To:
Ronald M. Sirotock, Trustee of The Ringo Spendthrift Trust
2570 Downeyville Ave.
Henderson, NV 89052

GRANT, BARGAIN and SALE DEED

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

Leslie A. Park, Successor Trustee of the James L. Park Separate Property Trust, dated February 23, 2015, as amended, or restated, or his successors

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

Ronald M. Sirotock, Trustee of The Ringo Spendthrift Trust

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

SITUATED WITHIN THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 11, T.I.N., R.67E., M.D.M., TOWN OF PIOCHE, LINCOLN COUNTY, STATE OF NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: PARCEL FORTY FIVE (45), (SE 1/4, SE 1/4, NW 1/4, SE 1/4) AND PARCEL FORTY SIX (46), (SW 1/4, SE 1/4, NW 1/4, SE 1/4) , AS SHOWN ON THAT CERTAIN PARCEL MAP RECORDED FEBRUARY 12, 2007 IN PLAT BOOK "C" PAGE 311, AS FILE NO. 0128371, IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

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.

The James L. Park Separate Property Trust
dated February 23, 2015, as amended or
restated
or his successors

Leslie A. Park, Successor Trustee

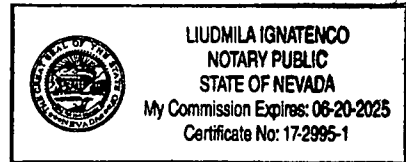
Leslie A. Park, Successor Trustee

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

This instrument was acknowledged before me on SEPTEMBER 7, 2021 by
Leslie A. Park, Successor Trustee of the The James L. Park Separate Property Trust
dated February 23, 2015, as amended.

[Handwritten Signature]

Notary Public
(My commission expires: JUNE 20, 2025)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow
No. 116-2634155.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 001-270-22
- 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: \$33,900.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$33,900.00
- d) Real Property Transfer Tax Due \$132.60

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: Orlene Kane
Signature: _____

Capacity: Agent
Capacity: _____

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

Leslie A. Park, Successor Trustee
of The James L. Park Separate
Property Trust dated February 23,
Print Name: 2015, as amended
Address: 4415 s Topaz St.
City: LV
State: NV Zip: 89121

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

The Ringo Spendthrift
Print Name: Trust
Address: 2570 Downeyville Ave.
City: Henderson
State: NV Zip: 89052

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

First American Title Insurance
Print Name: Company
Address: 701 N Green Valley Pkwy, Ste 120
City: Henderson

File Number: 116-2634155 IK/ IK
State: NV Zip: 89074

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