



OFFICIAL RECORD  
AMY ELMER, RECORDER

E07

APN: 005-251-19

**Recording Requested by:**  
**LAW OFFICE OF DONNA STIDHAM, LLC**  
**AND WHEN RECORDED MAIL THIS TO**  
Law Office of Donna Stidham, LLC  
7935 W. Badura Ave, Ste 1025  
Las Vegas, NV 89113

**Mail tax statements to:**  
Hillside Trust  
Dustin R. Brand & Donna K. Brand, Trustees  
~~1116 Gate Dancer Ave.~~  
Henderson, NV 89015

**GRANT, BARGAIN, SALE DEED**  
(Real Property)

The undersigned Dustin R. Brand and Donna K. Brand grantors, of Henderson, County of Clark, State of Nevada, do hereby grant, bargain, sell and convey to Dustin R. Brand and Donna K. Brand, Trustees and the Successor Trustees of the HILLSIDE TRUST, dated June 17, 2021, grantees, the following property in Lincoln County, State of Nevada described as follows:

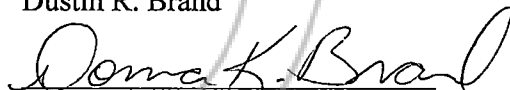
**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.**

SUBJECT TO ALL LIENS, ENCUMBRANCES, RESTRICTIONS,  
COVENANTS, EASEMENTS AND CONDITIONS OF RECORD.

WITNESS our hand this 17th of June, 2021 in the City of Las Vegas, County of Clark,  
State of Nevada.

**GRANTORS:**

  
Dustin R. Brand

  
Donna K. Brand

**EXHIBIT A**

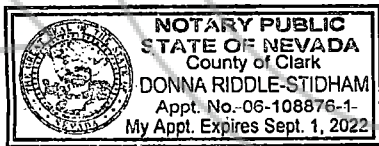
PARCEL 1C OF SUBSEQUENT PARCEL MAP DIVIDING PARCEL ONE, PLAT BOOK B, PAGE 363, LINCOLN COUNTY, NV RECORDS FOR RICHARD MOSER & ALLISON NEWLON RECORDED NOVEMBER 3, 2003 IN PLAT BOOK C, PAGE 12 AS FILE NO. 121195, LYING WITHIN THE NORTHEAST QUARTER (NE1/4) SOUTHEAST QUARTER (SE1/4) OF SECTION 25, TOWNSHIP 5 NORTH, RANGE 65 EAST, M.D.B.&M., LINCOLN COUNTY, NEVADA.

**NOTARY SUBSCRIPTION**

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

On this 17th of June, 2021, before me, the undersigned Notary, Dustin R. Brand and Donna K. Brand personally appeared who are personally known to me or proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to this instrument, and acknowledged that they executed it. I declare under penalty of perjury that the persons whose names are ascribed to this instrument appear to be of sound mind and under no duress, fraud, or undue influence.

NOTARY SEAL:



*Donna Riddle-Stidham*  
Donna Riddle-Stidham, Notary Public  
Appt. No. 06-108876-1  
Expires September 1, 2022

# STATE OF NEVADA DECLARATION OF VALUE

**1. Assessor Parcel Number (s)**

(a) 005-251-19  
 (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 RECORDER'S OPTIONAL USE ONLY Book: _____ Page: _____ Date of Recording: _____ Notes: _____ <u>Trust on File - AK</u>
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**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: 7  
 b. Explain Reason for Exemption: Transferred without consideration into trust.

**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 *Dustin R. Brand* Capacity Grantor/Grantee  
 Signature *Donna K. Brand* Capacity Grantor/Grantee

**SELLER (GRANTOR) INFORMATION**

(REQUIRED)

Dustin R. Brand and Donna K. Brand  
 1116 Gate Dancer Ave.  
 Henderson, NV 89015

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

Hillside Trust  
 Dustin R. Brand and Donna K. Brand, Trustees  
 1116 Gate Dancer Ave.  
 Henderson, NV 89015

**COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)**

Print Name: Law Office of Donna Stidham, LLC. Escrow # \_\_\_\_\_  
 Address: 7935 W. Badura Ave, Ste 1025  
 City: Las Vegas State: Nevada Zip: 89113

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED