

<b>A.P.N. No.:</b>	010-132-16
<b>R.P.T.T.</b>	\$48.75
<b>Escrow No.:</b>	84754
<b>Recording Requested By:</b>	
Cow County Title Co.	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
SIRO SARACINO	
Corso Campi 11	
26100 Cremona	
Italy	

LINCOLN COUNTY, NV **2021-161463**  
RPTT:\$48.75 Rec:\$37.00  
Total:\$85.75 **10/05/2021 01:42 PM**  
COW COUNTY TITLE COMPANY Pgs=4 KC



OFFICIAL RECORD  
AMY ELMER, RECORDER

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **LINCOLN ESTATES INVESTMENT GROUP, LLC**, a Nevada **Limited Liability Company** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **SIRO SARACINO**, a **single man**, all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

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

That portion of the South Half (S1/2) of Section 30, Township 3 South, Range 55 East, M.D.B. & M., more particularly described as follows:

Lot 8 in Block 3 of LINCOLN ESTATES SUBDIVISION recorded June 5, 1970 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, page 79 as File No. 49097, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2021 – 2022: 010-132-16

SUBJECT TO:

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: September 22, 2021

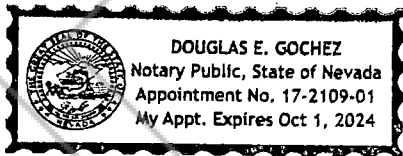
LINCOLN ESTATES INVESTMENT GROUP, LLC, A  
NEVADA LIMITED LIABILITY COMPANY

BY: *Gayle S. Greene*  
GAYLE S. GREENE  
Manager

State of Nevada )  
County of Clark ) ss.

This instrument was acknowledged before me on the 29<sup>th</sup> day of Sept., 2021  
By: GAYLE S. GREENE, Manager

Signature: *Douglas E. Gochez*  
Notary Public  
Expiration Date: 10/01/24



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 010-132-16
- 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: _____	

3. Total Value/Sale Price of Property \$12,500.00  
 Deed in Lieu of Foreclosure Only (value of Property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$12,500.00  
 Real Property Transfer Tax Due: \$48.75

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 *Gayle S. Greene* Capacity Grantor  
 \_\_\_\_\_  
 GAYLE S. GREENE, Manager

Signature \_\_\_\_\_ Capacity Grantee  
 SIRO SARACINO

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

Print Name: LINCOLN ESTATES INVESTMENT GROUP, LLC, a Nevada Limited Liability Company  
 Address: 2705 St. Clair Dr.  
 City: Las Vegas  
 State: NV Zip: 89128

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

Print Name: SIRO SARACINO  
 Address: Corso Campi 11  
 City: Cremona  
 State: Italy Zip: \_\_\_\_\_

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

Print Name: Cow County Title Co. Escrow #: 84754  
 Address: P.O. Box 518, 328 Main Street  
 City: Pioche State: NV Zip: 89043

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 010-132-16 \_\_\_\_\_
- 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 \_\_\_\_\_

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sale Price of Property \$12,500.00  
 Deed in Lieu of Foreclosure Only (value of Property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$12,500.00  
 Real Property Transfer Tax Due: \$48.75

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 \_\_\_\_\_ Capacity Grantor  
 GAYLE S. GREENE, Manager

Signature *Siro Saracino* Capacity Grantee  
 SIRO SARACINO

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

Print Name: LINCOLN ESTATES INVESTMENT GROUP, LLC, a Nevada Limited Liability Company  
 Address: 2705 St. Clair Dr.  
 City: Las Vegas  
 State: NV Zip: 89128

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

Print Name: SIRO SARACINO  
 Address: Corso Campi 11.  
 City: Cremona  
 State: Italy Zip: \_\_\_\_\_

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

Print Name: Cow County Title Co. Escrow #: 84754  
 Address: P.O. Box 518, 328 Main Street  
 City: Pioche State: NV Zip: 89043

**AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED**