

A.P.N. No.:	006-041-53
R.P.T.T.	\$278.85
Escrow No.:	84875
Recording Requested By:	
Cow County Title Co.	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
CAROL DENNISE BISHOP	
P.O Box 126	
Overton, NV 89040	

LINCOLN COUNTY, NV **2021-161492**
RPTT:\$278.85 Rec:\$37.00
Total:\$315.85 **10/11/2021 01:37 PM**
COW COUNTY TITLE CO Pgs=3 KC



OFFICIAL RECORD
AMY ELMER, RECORDER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **MAJOR A. MASTIN, Trustee or successor trustee(s) of the MAJOR A. MASTIN FAMILY TRUST dated August 26, 2011** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **CAROL DENNISE BISHOP, an unmarried woman**, 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:

The South Half (S1/2) of the Northeast Quarter (NE1/4) of U.S. Government Lot Number 8, in Section 2, Township 4 North, Range 67 East, M.D.B.&M.

ASSESSOR'S PARCEL NUMBER FOR 2021 - 2022: 006-041-53

SUBJECT TO:

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

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: October 06, 2021

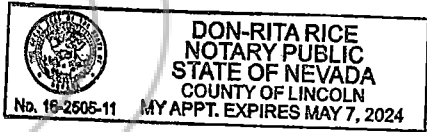
MAJOR A. MASTIN FAMILY TRUST DATED AUGUST 26, 2011

By: Major A Mastin
Major A Mastin
Trustee

State of Nevada)
) ss.
County of Lincoln)

This instrument was acknowledged before me on the 7th day of October 2021
By: Major A. Mastin, Trustee

Signature: Don Rita Rice
Notary Public
Expiration Date: 5/7/2024



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 006-041-53
- 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

\$71,100.00

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

Transfer Tax Value: _____ \$71,100.00

Real Property Transfer Tax Due: _____ \$278.85

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 *Major A. Mastin* Capacity Grantor
MAJORA. MASTIN, Trustee

Signature *Carol Dennise Bishop* Capacity Grantee
CAROL DENNISE BISHOP

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: MAJORA. MASTIN, Trustee or
successor trustee(s) of the MAJORA.
MASTIN FAMILY TRUST dated August
26, 2011
Address: HC 24 Box 17
City: Caliente
State: NV Zip: 89008

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: CAROL DENNISE BISHOP
Address: P.O Box 126
City: Overton
State: NV Zip: 89040

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

Print Name: Cow County Title Co. Escrow #: 84875
Address: P.O. Box 518, 328 Main Street
City: Pioche State: NV Zip: 89043