

LINCOLN COUNTY, NV	<b>2021-161642</b>
\$37.00	
RPTT:\$0.00 Rec:\$37.00	11/17/2021 03:26 PM
TITLE DEEDS & NEEDS, LLC	Pgs=2 AE
<b>OFFICIAL RECORD</b>	
AMY ELMER, RECORDER	E04

APN NO: 013-100-12

**RECORDING REQUESTED BY:**  
Title Deeds & Needs, LLC

**WHEN RECORDED MAIL TO AND  
MAIL TAX STATEMENTS TO:**  
**CURTIS JON WITTWER**  
**P.O. BOX 694**  
**MESQUITE, NV 89024**

**Affix RPTT: \$ Exempt. 4**  
**File No. 21-410**

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH THAT:  
**TANISHA WITTWER, AN UNMARRIED WOMAN, FORMER SPOUSE OF GRANTEE**

For valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and convey to  
**CURTIS JON WITTWER, AN UNMARRIED MAN**

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

**Parcel 1D of the Parcel Map The 1999 Harold E. Wittwer and Annita Wittwer Revocable Trust, of the Subsequent Parcel Map of Plat Book D, Page 11, in the SE ¼, Section 32, Township 4 South, Range 70 East, Mount Diablo Meridian, Lincoln County, Nevada.**

TOGETHER WITH all and singular the tenements, hereditaments and appurtenances thereunto belonging to in anywise appertaining.

SUBJECT TO:

1. General and special taxes for the current fiscal year.
2. Covenants, conditions, restrictions, rights of way, easements and reservations of record.
3. Deed(s) of Trust of Record, if any

**GRANTOR'S SIGNATURE AND NOTARY ACKNOWLEDGEMENT ATTACHED AS PAGE 2  
HEREOF.**

WITNESSED this 16 day of November 2021.

Tanisha Wittwer  
TANISHA WITTWER

**NOTARY ACKNOWLEDGMENT**

ATTACHED TO:  
**Grant, Bargain, Sale Deed**

STATE OF NEVADA ) SS

COUNTY OF LINCOLN )

On 11/16/2021 before me, ASHLEY REMINGTON, a Notary Public in and for said State, personally appeared:

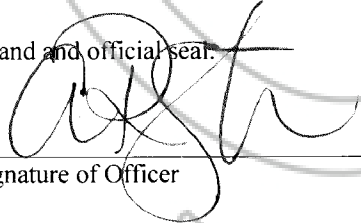
TANISHA WITTWER

Who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature:

  
Signature of Officer



**Notarized online using audio-visual communication**

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
a) **013-100-12**  
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**

3. a) Total Value/Sales Price of Property      \$ 0.00  
b) Deed in Lieu of Foreclosure Only (value of property)      ( \_\_\_\_\_ )  
c) Transfer Tax Value:      \$ 0.00  
d) Real Property Transfer Tax Due      \$ 0.00

4. **If Exemption Claimed:**  
a. Transfer Tax Exemption per NRS 375.090, Section 4  
b. Explain Reason for Exemption: **Removing co-owner/joint tenant without consideration as referenced by Doc #0149155**

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: *[Signature]* Capacity: AGENT

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

Print Name: Tanisha Wittwer  
Address: 2918 W. 5050 N.  
City: Cedar City  
State: UT      Zip: 84721

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

Print Name: Curtis Jon Wittwer  
Address: P.O. Box 694  
City: Mesquite  
State: NV      Zip: 89024

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

Print Name: **Title Deeds & Needs, LLC**  
Address: **8565 S. Eastern Avenue, Suite 150**  
City, State & Zip: **Las Vegas, NV 89123**

File No. **21-410**

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