

LINCOLN COUNTY, NV **2021-161652**
\$739.00
RPTT:\$702.00 Rec:\$37.00 11/18/2021 01:50 PM
FIRST AMERICAN TITLE INSURANCE COMPANY
OFFICIAL RECORD
AMY ELMER, RECORDER

A.P.N.: 003-185-03
File No: 13896-2635350 (TV)
R.P.T.T.: \$702.00

When Recorded Mail To: Mail Tax Statements To:
Michael Roth
P.O. Box 855
Caliente, NV 89008

GRANT, BARGAIN and SALE DEED

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

James W. Fox and Moses N. Robles, Trustees of the Charleston Von Eichen Irrevocable Spendthrift Trust dated September 2020

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

Michael Roth, an unmarried man

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

SITUATE IN THE TOWN OF CALIENTE, NEVADA AS SHOWN ON THE OFFICIAL PLAT IN THE RECORDER'S OFFICE OF LINCOLN COUNTY, NEVADA BEING A PORTION OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION 8, TOWNSHIP 4 SOUTH, RANGE 67 EAST, M.D.B.&M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 40, 41 AND 42 OF THE FALKNER SURVEY TO THE TOWN OF CALIENTE, AS SHOWN ON THE COMPILED MAP OF CALIENTE NEVADA RECORDED IN BOOK A, PAGE 47 OF THE OFFICIAL RECORDS 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 Charleston Von Eichen Irrevocable
Spendthrift Trust dated September 2020

The Charleston Von Eichen Irrevocable
Spendthrift Trust dated September 2020

[Signature]
James W. Fox, Trustee

James W. Fox, Trustee

[Signature]
Moses N. Robles, Trustee

STATE OF WA)
COUNTY OF SPOKANE) ss.

This instrument was acknowledged before me on 10/28/21 by
James W. Fox and Moses N. Robles, Trustees .

[Signature]
Notary Public
(My commission expires: 3/12/22)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow
No. 13896-2635350.

NOTARY PUBLIC
STATE OF WASHINGTON
AMANDA R CORWIN
116466
MY COMMISSION EXPIRES
MARCH, 12, 2022

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 003-185-03
 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: \$180,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$180,000.00
 d) Real Property Transfer Tax Due \$702.00

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: [Signature]

Capacity: GRANTOR/SELLER

Signature: [Signature]

Capacity: Grantor/Seller

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

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

James W. Fox and Moses N. Robles, Trustees of the Charleston Von Eichen Irrevocable Spendthrift Trust dated

Print Name: September 2020

Print Name: Michael Roth

Address: 9002 Winona Drive

Address: P.O. Box 855

City: Cheney

City: Caliente

State: WA Zip: 99004

State: NV Zip: 89008

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

FANV DIRECT TITLE/First American
 Print Name: Title Insurance Company

File Number: 13896-2635350 TV/ ar

Address 701 North Green Valley Parkway, Suite

Address 120

City: Henderson

State: NV Zip: 89074

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