LINCOLN COUNTY, NV

2021-161729

RPTT:\$741.00 Rec:\$37.00 12/02/2021 08:10 AM

FIRST AMERICAN TITLE INSURANCE COMPARISES AE

OFFICIAL RECORD

AMY ELMER, RECORDER

A.P.N.:

005-231-11

File No:

13896-2638398 (TV)

R.P.T.T.:

\$741.00

When Recorded Mail To: Mail Tax Statements To: Michael W Fenner and Samantha Jayne Fenner 700 Rivenbark Ct Las Vegas, NV 89145

GRANT, BARGAIN and SALE DEED

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

Don S. Rodriguez and Jeanene Rodriguez, husband And wife as Joint Tenants

do(es) hereby GRANT, BARGAIN and SELL to

Michael W Fenner and Samantha Jayne Fenner, husband and wife as joint tenants

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

THAT PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST OUARTER (SW 1/4) OF SECTIONAL 34, TOWNSHIP 5 SOUTH, RANGE 67 EAST, M.D.B. & M DESCRIBED AS FOLLOWS:

THE EAST HALF (E1/2) OF THE FOLLOWING DESCRIBED PROPERTY

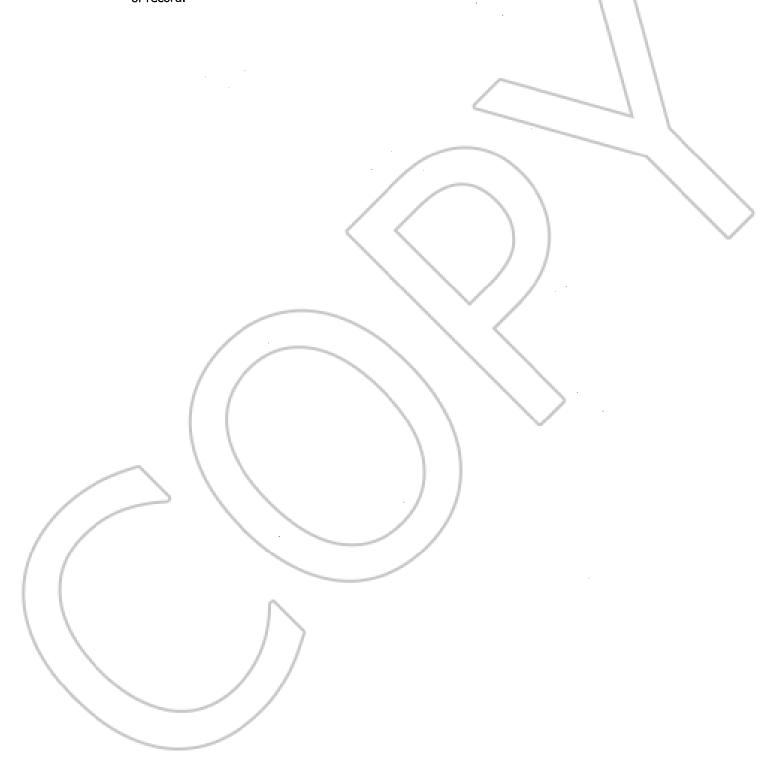
BEGINNING AT A POINT WHICH IS THE SOUTHWEST CORNER OF THIS PARCEL FROM WHICH THE SOUTHWEST CORNER OF SAID SECTION 34 BEARS SOUTH 89° 42' 36" WEST A DISTANCE OF 1,317.38 FEET MORE OR LESS; THENCE NORTH 0° 59' 09" E A DISTANCE OF 657.91 FEET MORE OR LESS, TO THE NORTHWEST CORNER; THENCE N 89° 52' 27" EAST A DISTANCE OF 663.32 FEET MORE OR LESS , TO THE NORTHEAST CORNER; THENCE SOUTH 01° 11' 12" WEST A DISTANCE OF 656.18 FEET MORE OR LESS, TO THE SOUTHEAST CORNER; THENCE SOUTH 89° 44' 27" WEST A DISTANCE OF 661.05 FEET MORE OR LESS, TO THE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED SEPTEMBER 13, 1985 IN BOOK 67, PAGE 298 AS DOCUMENT NO. 83428 OF OFFICIAL RECORDS.

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.
- Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.



Don S. Rodriguez

Lamono Rodriguez

Jeanene Rodriguez

STATE OF

COUNTY OF

LAMA

SS.

(My commission expires:

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 13896-2638398.

ASHLEY REMINGTON Notary Public-State of Nevada Appointment No. 21-1286-11 My Appointment Expires 06/27/2025

STATE OF NEVADA DECLARATION OF VALUE

1.	Assessor Parcel Number(s)	()
a)	005-231-11	\ \
b)		\ \
c)		· /
d) <u>.</u>		\ \
2.	Type of Property	_ \ \
a)	Vacant Land b) X Single Fam. Res	FOR RECORDERS OPTIONAL USE
c)	Condo/Twnhse d) 2-4 Plex	
-		
e)	Apt. Bldg. f) Comm1/Ind1	Date of Recording:
g)	Agricultural h) Mobile Home	Notes:
i)	Other	
3.	a) Total Value/Sales Price of Property:	\$190,000.00
	b) Deed in Lieu of Foreclosure Only (value of pr	roperty) (_\$)
	c) Transfer Tax Value:	\$190,000.00
	d) Real Property Transfer Tax Due	\$741.00
4.	If Exemption Claimed:	\ / /
	a. Transfer Tax Exemption, per 375.090, Section	on:
	b. Explain reason for exemption:	\
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		
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