LINCOLN COUNTY, NV

2022-162045

\$6,232,15

RPTT:\$6195.15 Rec:\$37.00 03/15/2022 12:08 PM

FIRST AMERICAN TITLE INSURANCE COMPARMY = 2 AK

OFFICIAL RECORD

AMY ELMER, RECORDER

A.P.N.:

003-053-03

File No:

NCS-1000088-HHLV (ad)

R.P.T.T.:

\$6,195.15

When Recorded Mail To: Mail Tax Statements To: minnie st. 2020 LLC 3756 Willis Drive Napa, CA 94558

GRANT, BARGAIN and SALE DEED

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

Caliente Associates, a Nevada limited partnership

do(es) hereby GRANT, BARGAIN and SELL to

minnie st. 2020 LLC, a Nevada limited liability company

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

LOTS TWO (2) AND THREE (3) IN BLOCK FORTY-SIX (46) OF THE NORTH SIDE ADDITION TOWN OF CALIENTE AS SHOWN BY MAP THEREOF RECORDED OCTOBER 08, 1940, AS FILE NO. 15661 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.

Date: 01/12/2022

	\ \
Caliente Associates, a Nevada limited partnership	\ \
By: Name: Robert F. Nielsen Title: General Partner	7
	1
STATE OF NEVADA)	
COUNTY OF TELARK WAShoe)	
This instrument was acknowledged before me on February 9, 202. Robert F. Nielsen, as General Partner of Caliente Associates.	2 by
Robert F. Nielsen, as General Partner of Callente Associates.	namereonė,
LAURIE LIGNOWSKI Notary Public - State of Nev Appointment Recorded in Weshoe Co Notary Public - Grand - State of Nev Appointment Recorded in Weshoe Co Notary Public - State of Nev Appointment Recorded in Weshoe Co	ada ouniy
(My commission expires: 314 2022)	2022

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **January 12, 2022** under Escrow No. **NCS-1000088-HHLV**.

STATE OF NEVADA DECLARATION OF VALUE

1.	Assessor Parcel Number(s)		
a)	003-053-03		\ \
b)			\ \
c)			\ \
d)			\ \
2.	Type of Property		
a)	Vacant Land b) Single Fam. Res.	FOR RECOR	DERS OPTIONAL USE ONLY
c)	Condo/Twnhse d) 2-4 Plex	Book	Page:
e)	Apt. Bldg. f) Comm1/Ind1	and the same of th	cording:
g)	Agricultural h) Mobile Home	Notes:	<u>\</u>
i)	Other		
3.	a) Total Value/Sales Price of Property:	\$15	88 088.00
	b) Deed in Lieu of Foreclosure Only (value of pr	operty) (<u>\$</u>)
	c) Transfer Tax Value:	<u>\$1,</u>	588,088.00
	d) Real Property Transfer Tax Due		195.15
4.	If Exemption Claimed:		
	a. Transfer Tax Exemption, per 375.090, Section	n:	
	b. Explain reason for exemption:		
_		400.	
5.	Partial Interest: Percentage being transferred: The undersigned declares and acknowledges,	nder penalty	The state of the s
375	060 and NRS 375.110, that the information	provided is co	prrect to the best of their
info	rmation and belief, and can be supported by do information provided herein. Furthermore, the	cumentation if	called upon to substantiate e that disallowance of any
clair	med exemption or other determination of addit	ionai tax due.	may result in a penalty of
10% Sell	6 of the tax due plus interest at 1% per month. er shall be jointly and severally liable for any add	Pursuant to N litional amount	owed.
	nature:	1 1	Grantor
Sign	nature:	Capacity:	Grantee
	SELLER (GRANTOR) INFORMATION	BUYER (GR	ANTEE) INFORMATION
	(REQUIRED)	r .	(REQUIRED)
	t Name: Caliente Associates	-	minnie St. 2020 LLC 3756 Willis Drive
	lress: 380 Linden Avenue	_	0/30 Willis Drive
City Stat		City: Napa State: CA	Zip: 94558
<u>CO</u>	MPANY/PERSON REQUESTING RECORDING First American Title Insurance	<u>(requirea ir</u>	not seller or buyer)
W	Company National Commercial		
Prin Add	rt Name: Services Fress 8311 W. Sunset Road, Suite 100	File Number:	NCS-1000088-HHLV ad/ BA
	: Las Vegas	State: NV	Zip: <u>89113</u>
1756	and the second s		

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

STATE OF NEVADA DECLARATION OF VALUE

1.	Assessor Parcel Number(s)	< \
a)_	003-053-03	\ \
b)		\ \
c)		\ \
d)		\ \
2.	Type of Property	
a)		FOR RECORDERS OPTIONAL USE ONLY
c)	Condo/Twnhse d) 2-4 Plex	Book Page:
e)	Apt. Bldg. f) Comm'i/Ind'i	Date of Recording:
g)	Agricultural h) Mobile Home	Notes:
i)	Other	
3.	a) Total Value/Sales Price of Property:	\$1,588,088.00
	b) Deed in Lieu of Foreclosure Only (value of pro	
	c) Transfer Tax Value:	\$1588,088.00
	d) Real Property Transfer Tax Due	\$ 6,195.15
4.	If Exemption Claimed:	
	a. Transfer Tax Exemption, per 375.090, Section	
	b. Explain reason for exemption:	
_		
5.	Partial Interest; Percentage being transferred:	100 %
375	The undersigned declares and acknowledges, up. 3060 and NRS 375.110, that the information permation and belief, and can be supported by document of provided herein. Furthermore, the med exemption, or other determination of additional content of the last due plus interest at 1% per month.	provided is correct to the best of their
info	ormation and belief, and can be supported by docu- information provided berein — Furthermore, the	umentation if called upon to substantiate
clai	med exemption, or other determination of addition	onal tax due, may result in a penalty of
Sell	% of the tax due plus interest at 1% per month. er shall be jointly and severally liable for any addit	Pursuant to NRS 375.030, the Buyer and tional amount owed
	nature:	Capacity: Grantor
Sign	nature: Acces (1)	Capacity: Grantee
_	SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
	(REQUIRED)	(REQUIRED)
	it Name: Caliente Associates	Print Name: minnie St. 2020 LLC
	iress: 380 Linden Avenue	Address: 3756 Willis Drive
City		City: Napa
Sta		State: <u>CA</u> Zip: <u>94558</u>
<u>co</u>	MPANY/PERSON REQUESTING RECORDING	<u>(required if not seller or buyer)</u>
	First American Title Insurance Company National Commercial	
	nt Name: Services	File Number: NCS-1000088-HHLV ad/ BA
Add	lress 8311 W. Sunset Road, Suite 100 ; Las Vegas	State: NV Zip: 89113
CILY		The state of the s
The Person Name of Street, or other Persons or other Pers	(AS A PUBLIC RECORD THIS FORM MAY B	BE RECORDED/MICROFILMED)