

RETURN RECORDED DEED TO:

Sam Johnson
P O Box 201
Caliente, Nevada 89008

GRANTEE/MAIL TAX STATEMENTS TO:

Sam Johnson
P O Box 201
Caliente, Nevada 89008

LINCOLN COUNTY, NV **2022-162603**
Rec:\$37.00
Total:\$37.00 **06/24/2022 03:53 PM**
SAMUEL & MARY JOHNSON Pgs=3 KC



OFFICIAL RECORD
AMY ELMER, RECORDER

E05

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into this 24 day of May, 2022, between STEVE T CULVERWELL and KAREN A CULVERWELL, the party of the first part, hereinafter referred to as "Grantors", and SAMUEL J JOHNSON and MARY A JOHNSON, husband and wife, as joint tenants with right of survivorship, the party of the second part, hereinafter referred to as "Grantees".

WITNESSETH

That the GRANTORS, for good and valuable consideration delivered to them by the GRANTEES, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell, and convey all that real property situate in the SW1/4, Section 8, T4S, R67E, MDM, at 170 Culverwell Ave, in the City of Caliente, County of Lincoln, State of Nevada and more particularly described as follows:

LOTS TWO (2), THREE (3), AND FOUR (4) IN BLOCK TWO (2) OF THE MODERN TOWNSITE ADDITION TO THE CITY OF CALIENTE, NEVADA, AS SHOWN BY MAP THEREOF RECORDED FEBRUARY 5, 1931 IN BOOK A OF PLATS, PAGE 64, AS FILE NUMBER 7324 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA. THE REAL PROPERTY HAS THE CURRENT APN OF 003-174-16.

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining and the reversion(s), remainder(s), rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular, the said premises together with the appurtenances, unto the said GRANTEES, and to their heirs and assigns, forever.

IN WITNESS THEREOF, the GRANTORS have hereunto set their hand the day and year first above written.

GRANTORS

Steve T Culverwell
STEVE T CULVERWELL

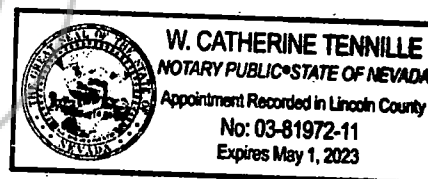
Karen A. Culverwell
KAREN A CULVERWELL

State of Nevada)
)ss.
County of Lincoln)

This instrument was acknowledged before me on this 24 day of May, 2022, by STEVE T CULVERWELL and KAREN A CULVERWELL.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal.

W. Catherine Tennille
NOTARY PUBLIC



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 003-174-16
 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
 Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ _____

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 5
 b. Explain Reason for Exemption: Parents transferring to daughter and son-in-law
 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 Samuel Johnson Capacity Grantee
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Steve T. Culverwell Karen A. Culverwell
 Address: PO Box 231
 City: Caliente
 State: Nevada Zip: 89008

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Samuel J. Johnson Mary A. Johnson
 Address: PO Box 201
 City: Caliente
 State: Nevada Zip: 89008

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____