

<b>A.P.N. No.:</b>	002-143-01
<b>R.P.T.T.</b>	Exempt # 4
<b>Escrow No.:</b>	85308
<b>Recording Requested By:</b>	
Cow County Title Co.	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
ROBERT J PARKER-ALMARAZ	
P.O Box 926	
Panaca, NV 89042	



OFFICIAL RECORD  
AMY ELMER, RECORDER

E04

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **FRANK BEARD, a married man as his sole and separate property** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **ROBERT J. PARKER-ALMARAZ, a married man as his sole and separate property**, all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

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

A parcel of land situated within Section 8, Township 2 South, Range 68 East, M.D.M., within Lot 1 of Block 15, Town of Panaca, Lincoln County, Nevada, being more particularly described as follows:

Beginning at the Northwest Corner of said Block 15, being a point on the South right-of-way of State Route No. 319, whence the Northeast Corner of said Section 8 bears North 14°13'12" East, a distance of 2,104.66 feet, said point being the Point of Beginning; thence North 89°41'34" East along said right-of-way a distance of 166.00 feet; thence South 00°19'33" East a distance of 162.00 feet; thence South 89°41'34" West a distance of 41.00 feet; thence South 00°19'33" East a distance of 3.00 feet; thence South 89°41'34" West a distance of 125.00 feet to a point of intersection with the East right-of-way of Second Street; thence North 00°19'33" West along said right-of-way a distance of 165.00 feet to the Point of Beginning.

Said land being delineated in the Boundary Line Adjustment Map recorded November 23, 1996 in Book A of Plats, page 500 as File No 106103, Lincoln County, Nevada records.

The above legal description is a metes and bounds description and was obtained from a GRANT, BARGAIN AND SALE DEED, recorded December 20, 2013 in Book 284 Official Records, page 357, as File No. 144733 Lincoln County, Nevada records.

This additional information required by NRS 111.312 and NRS 239B.030.

ASSESSOR'S PARCEL NUMBER FOR 2022 - 2023: 002-143-01

SUBJECT TO:

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

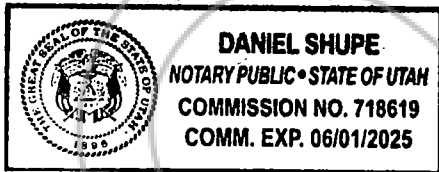
Dated: June <sup>30</sup> 28, 2022

Frank Beard  
FRANK BEARD

State of Utah )  
County of Washington ) ss.

This instrument was acknowledged before me on the 30 day of June, 2022  
By: FRANK BEARD

Signature: Daniel Shupe  
Notary Public  
Expiration Date: 06/01/2025



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 002-143-01  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

2. Type of Property  
 a)  Vacant Land  
 b)  Single Family Res.  
 c)  Condo/Townhouse  
 d)  2-4 Plex  
 e)  Apartment Bldg.  
 f)  Commercial/Industrial  
 g)  Agricultural  
 h)  Mobile Home  
 i)  Other: \_\_\_\_\_

3. a. Total Value/Sales Price of Property \_\_\_\_\_  
 b. Deed in Lieu of Foreclosure Only (Value of Property) \_\_\_\_\_  
 c. Transfer Tax Value \_\_\_\_\_  
 d. REAL PROPERTY TRANSFER TAX DUE: \_\_\_\_\_ -0-

4. If Exemption Claimed:  
 a. Transfer Tax Exemption, per NRS 375.090, Section: Exempt # 4  
 b. Explain Reason for Exemption: Joint Tenant to remaining Joint Tenant

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: Frank Beard Capacity: Grantor  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: FRANK BEARD  
 Address: P O BOX 926  
 City/ST/Zip PANACE, NV 89042

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: ROBERT J. PARKER-ALMARAZ  
 Address: P.O Box 926  
 City/ST/Zip Panaca, NV 89042

**COMPANY/PERSON REQUESTING RECORDING (required if not Seller or Buyer)**  
 Company Name: Cow County Title Co. Escrow No.: 85308  
 Address: P.O. Box 518, 328 Main Street  
 City: Pioche State: NV Zip: 89043

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