

LINCOLN COUNTY, NV **2022-162794**
\$134.50
RPTT:\$97.50 Rec:\$37.00 **07/18/2022 10:15 AM**
MESQUITE TITLE COMPANY Pgs=1 AK
OFFICIAL RECORD
AMY ELMER, RECORDER

A.P.N.: 012-040-27

R.P.T.T. \$ 97.50
RECORDING REQUESTED BY:
GRANTEE

MAIL DOCUMENT & TAX STATEMENT TO:
L & B Farm & Cattle
PO Box 905
Enterprise, UT 84725

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Kade Christian Lee and Tia Anita Lee, husband and wife

do(es) hereby GRANT, BARGAIN and SELL to
L & B Farm & Cattle, Limited Partnership, a Utah limited partnership

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


Parcel Two (2) shown by parcel map for Lee Angus Ranch, LLC, recorded August 2, 2016 as Document No. 150015, filed in Book D of Maps, Page 208 in the Official Records of the County Recorder, Lincoln County, Nevada.

SUBJECT TO:
1. Taxes for the current fiscal year.
2. Covenants, conditions, restrictions, reservations, rights of way and easements of record.

TOGETHER with all tenements, hereditaments and appurtenances thereunto belonging or appertaining.

Date: 7/15, 2022

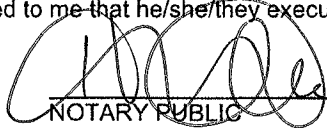

Kade Christian Lee


Tia Anita Lee

STATE OF NEVADA)
) ss.
COUNTY OF LINCOLN)

On the 15th JULY, 2022, personally appeared before me, Kade Christian Lee and Tia Anita Lee, the signer(s) of the within instrument who duly acknowledged to me that he/she/they executed the same.

 **HEATHER BOYCE**
NOTARY PUBLIC
STATE OF NEVADA
COUNTY OF LINCOLN
No. 17-2767-11 MY APPT. EXPIRES JUNE 20, 2025


NOTARY PUBLIC

My Commission Expires:

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 012-040-27
- 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

RECORDERS FOR OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a. Total Value/Sales Price of Property: \$25,000.00
- b. Deed in Lieu of Foreclosure Only(value of property): (0.00)
- c. Transfer Tax Value: \$25,000.00
- d. Real Property Transfer Tax Due \$97.50

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 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's Agent _____
Signature [Signature] Capacity _____ Grantee's Agent _____

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

Kade Christian & Tia Anita Lee
Print Name: By: Robert C Sherratt, Agt.
Address: PO Box 123
City: Panaca
State: Nv Zip:89042

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

L & B Farm & Cattle, Limited Partnership
Print Name: By: Robert C Sherratt, Agt.
Address: PO Box 905
City: Enterprise
State: Utah Zip:84725

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

Print Name: Mesquite Title Company Escrow #:
Address: 840 Pinnacle Ct. Building 3
City: Mesquite State: NV Zip: 89027

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