

APN: 002-103-14  
MAIL TAX STATEMENTS TO AND  
WHEN RECORDED MAIL TO:  
R. SHANE NEILSEN and  
RANDI L. NEILSEN, Trustees  
PO Box 716  
Panaca, NV 89042

LINCOLN COUNTY, NV	<b>2022-162869</b>
\$37.00	
RPTT:\$0.00 Rec:\$37.00	<b>08/08/2022 02:22 PM</b>
KURT A. JOHNSON, ESQ., P.C.	Pgs=1 AK
<b>OFFICIAL RECORD</b>	
AMY ELMER, RECORDER	E07

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That RANDI LEE NEILSEN and ROBERT SHANE NEILSEN wife and, husband and as joint tenants , for good and other valuable consideration, do hereby Grant, Bargain, Sell and Convey to R. SHANE NEILSEN and RANDI L. NEILSEN, Trustees of the SHANE AND RANDI NEILSEN FAMILY TRUST, dated August 1, 2022, all of their right, title and interest in that real property situated in the County of Lincoln County, Nevada, bounded and described as follows:

**Lot Twenty-Five (25) in SUN GOLD MANOR UNIT NO. 1, according to the Official Subdivision Map recorded September 30, 1952, in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, Page 63 as file No. 27842, Lincoln County, Nevada Records.**

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Witness their hands on this 1st day of August, 2022.

*Randi Lee Nielsen*  
\_\_\_\_\_  
RANDI LEE NEILSEN


*Robert Shane Nielsen*  
\_\_\_\_\_  
ROBERT SHANE NEILSEN

STATE OF UTAH                      )  
  )  
  )       ss.  
COUNTY OF WASHINGTON        )

On August 1, 2022, before me, the undersigned, a Notary Public in and for said County of Washington, State of Utah, personally appeared That RANDI LEE NEILSEN and ROBERT SHANE NEILSEN, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signatures on the instrument, the persons, or the entity upon behalf of which the persons acted, executed the instrument.

**IN WITNESS WHEREOF**, I have hereunto set my hand and seal the day and year in this certificate first above written.

*Sarah Fairchild*  
\_\_\_\_\_  
NOTARY PUBLIC



SARAH FAIRCHILD Notary Public State of Utah My Commission Expires June 28, 2026 Commission Number 725259
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**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 002-103-14  
 b. \_\_\_\_\_

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 RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of _____	_____
Notes: _____	

3.a. Total Value/Sales Price of Property \_\_\_\_\_  
 b. Deed in Lieu of Foreclosure Only (value of ( \_\_\_\_\_ )  
 c. Transfer Tax Value: \_\_\_\_\_  
 d. Real Property Transfer Tax Due \_\_\_\_\_

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, 07  
 b. Explain Reason for Transfer without consideration to or from a trust.

5. Partial Interest: Percentage being 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

Signature Kurt A. Johnson Capacity: Attorney

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

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

Print Name: Randi Lee Neilsen and Robert Shane Neilsen  
 Address: PO Box 716  
 City: Panaca  
 State: NV                      Zip: 89042

Print Name: R. Shane Neilsen and Randi L. Neilsen, Trustees of the Shane and Randi Neilsen Family Trust, dated August 1, 2022  
 Address: PO Box 716  
 City: Panaca  
 State: NV                      Zip: 89042

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

Print Name: Kurt A. Johnson, Esq. PC  
 Address: 1079 E. Riverside Dr. Ste 201  
 City: St. George

Escrow # \_\_\_\_\_  
 State: UT                      Zip: 84790