

A.P.N. No.:	011-080-07
R.P.T.T.	\$97.50
Escrow No.:	85356
Recording Requested By:	
Cow County Title Co.	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
LAMONT C WADSWORTH and ANETTE WADSWORTH	
1451 Wadsworth Ranch Road	
Hiko, NV 89017	

LINCOLN COUNTY, NV **2022-162959**
RPTT:\$97.50 Rec:\$37.00
Total:\$134.50 **08/31/2022 03:43 PM**
COW COUNTY TITLE CO Pgs=4 KC



OFFICIAL RECORD
AMY ELMER, RECORDER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **CHARLES EARL WADSWORTH and VERLA WADSWORTH, as husband and wife** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **LAMONT C WADSWORTH and ANNETTE WADSWORTH, as husband and wife as community property with rights of survivorship**, 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:

That portion of the South Half (S1/2) of the North Half (N1/2) of the Northwest Quarter (NW1/4) of Section 23, Township 4 South, Range 60 East, M.D.B.&M. more particularly as follows:

Parcel 1 of the Amended Parcel Map recorded August 11, 1997 in the Office of the County Recorder of Lincoln County Nevada in Book B of Plats, page 58 as File No. 109514, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2022 - 2023: 011-080-07

SUBJECT TO:

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

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: July 12, 2022

Charles Earl Wadsworth Verla Wadsworth
CHARLES EARL WADSWORTH VERLA WADSWORTH

State of Nevada)
County of Lincoln) ss.

This instrument was acknowledged before me on the 16 day of August, 2022 By:
CHARLES EARL WADSWORTH and VERLA WADSWORTH

Signature: Robin E. Simmers
Notary Public
Expiration Date: 11/6/2022



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 011-080-07
 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
 i) Other _____

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

3. Total Value/Sale Price of Property \$25,000.00
 Deed in Lieu of Foreclosure Only (value of Property) (_____)
 Transfer Tax Value: \$25,000.00
 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 Charles Earl Wadsworth Capacity Grantor
 CHARLES EARL WADSWORTH

Signature Lamont C Wadsworth Capacity Grantee
 LAMONT C WADSWORTH

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: CHARLES EARL WADSWORTH and
 VERLA WADSWORTH
 Address: P.O. Box 271
 City: Alamo
 State: NV Zip: 89001

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: LAMONT C WADSWORTH and
 ANNETTE WADSWORTH
 Address: 1451 Wadsworth Ranch Road
 City: Hiko
 State: NV Zip: 89017

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Cow County Title Co. Escrow #: 85356
 Address: P.O. Box 518, 328 Main Street
 City: Pioche State: NV Zip: 89043

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Signature Charles Earl Wadsworth Capacity Grantor
 CHARLES EARL WADSWORTH

Signature _____ Capacity Grantee
 LAMONT C WADSWORTH

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AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED