LINCOLN COUNTY, NV

\$524.50

RPTT:\$487.50 Rec:\$37.00

09/20/2022 01:09 PM

2022-163042

MESQUITE TITLE COMPANY

Pgs=1 AE

A.P.N.: 001-032-03 Order No. 20138 R.P.T.T. \$487.50

RECORDING REQUESTED BY:

Mesquite Title Company

MAIL DOCUMENT & TAX STATEMENT TO:

Ronda & Brian Matzke 1641 Tumbleweed Drive Henderson, NEVADA 89002` AMY ELMER, RECORDER

OFFICIAL RECORD

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Dorothy Hurlbert, a widow, by Toni Fay Cornforth, her Attorney in Fact

do(es) hereby GRANT, BARGAIN and SELL to Brian Matzke and Ronda Hart-Matzke, husband and wife as joint tenants

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

Lots One (1); Two (2); Three (3) and Four (4) in Block Forty-Two (42) shown on the plat map of the TOWN OF PIOCHE, and Supplement "A", filed in the office of the County Recorder, Lincoln County, Nevada.

SUBJECT TO:

1. Taxes for the current fiscal year.

2022

2. Covenants, conditions, restrictions, reservations, rights of way and easements of record.

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

Dorothy Hurlbert, by Tone Fay Cornferch her attorney of fact

Dorothy Hurlbert

by Toni Fay Cornforth, her Attorney in Fact

STATE OF UTah

COUNTY OF Iron

On the 15 Sep +, 2022, personally appeared before me, Toni Fay Cornforth, Attorney in Fact for Dorothy Hurlbert, the signer of the within instrument, duly acknowledged to me that she executed this

document, with authority, as Attorney in Fact for Dorothy Hurlbert.

PAM BUSK **Notary Public** State Of Utah

Commission Expires 03/15/2024 COMMISSION NO. 709977

My Commission Expires: 3/5/2024

STATE OF Nevada DECLARATION OF VALUE

Assessor Parcel Number(s)	
a) 001-032-03	()
b)	
c)	
d)	
2. Type of Property: a.	nd'l Book: Page
3. a. Total Value/Sales Price of Property:	\$125,000.00
b. Deed in Lieu of Foreclosure Only(value of property): (0.00) c. Transfer Tax Value: \$125,000.00 d. Real Property Transfer Tax Due \$487.50	
4. If Exemption Claimed:	o Chatiana
a. Transfer Tax Exemption, per NRS 375.09b. Explain Reason for Exemption:	u, Section:
b. Explain Neason 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 Capa	acityGrantor's Agent
Signature Capa	cityGrantee's Agent
SELLER (GRANTOR) INFORMATION (REQUIRED)	BUYER (GRANTEE) INFORMATION (REQUIRED)
Dorothy Hurlbert, a widow, by To Fay Cornforth, her Attorney in Fa	
Print Name: By: RC Sherratt, Agt.	Print Name: By: RC Sherratt, Agt.
Address: PO Box 102	Address: 1641 Tumbleweed Drive
City: Pioche	City: Henderson
State: Nevada Zip:89043	State: Nevada Zip:89002
COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)	
Print Name: Mesquite Title Company	Escrow #: 20138
Address: 840 Pinnacle Ct. Building 3	
City: Mesquite	State: NV Zip: 89027

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