

TAX PARCEL ID # 001-121-04

**Prepared By**

Name: Patrice Garrison  
Address: 430 Trenier Dr.  
Henderson  
State: N.V. Zip Code: 89002

**After Recording Return To**

Name: Patrice Garrison  
Address: 430 Trenier Dr.  
Henderson  
State: N.V. Zip Code: 89002

LINCOLN COUNTY, NV **2022-163051**  
RPTT:\$183.30 Rec:\$37.00  
Total:\$220.30 **09/22/2022 07:23 AM**  
JUSTIN & PATRICE GARRISON Pgs=4 KC



OFFICIAL RECORD  
AMY ELMER, RECORDER

Space Above This Line for Recorder's Use

**NEVADA QUIT CLAIM DEED**

STATE OF NEVADA

COUNTY OF Lincoln

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of

Fourty Seven Thousand Dollars (\$ 47,000 ) in hand paid to  
Robert E. Knipe and Myrtle Knipe, Trustees of Knipe's 1985 Trust  
Dated August 28, 1985, Restated  
November 30, 2021, a residing at 266 Cedar St.,  
County of Lincoln, City of Pioche, State of Nevada

(hereinafter known as the "Grantor(s)") hereby conveys and quitclaims to  
Justin Raymond Garrison Husband and wife as joint  
and Patrice Garrison, tenants with rights, residing at 430 Trenier Dr.,  
County of Clark, City of Henderson, State of Nevada  
of survivorship

(hereinafter known as the "Grantees(s)") all the rights, title, interest, and claim in or to  
the following described real estate, situated in the County of Lincoln, Nevada to-  
wit:

See Attached Exhibit A

**To have and to hold**, the same together with all and singular the appurtenances  
thereunto belonging or in anywise appertaining, and all the estate, right, title, interest,  
lien, equity and claim whatsoever for the said first party, either in law or equity, to the  
only proper use, benefit and behoof of the said second party forever.



Robert E Knipes  
Grantor's Signature  
ROBERT E KNIPES  
Grantor's Name  
5408 BRAEMAR DR  
Address  
LAS VEGAS NV 89130  
City, State & Zip

Myrtle Knipes  
Grantor's Signature  
MYRTLE KNIPES  
Grantor's Name  
5408 BRAEMAR DR  
Address  
LAS VEGAS NV 89130  
City, State & Zip

STATE OF NEVADA)  
COUNTY OF Clark )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert E Knipes and Myrtle Knipes whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 9<sup>th</sup> day of September, 2022.

Henrietta Burist  
Notary Public

My Commission Expires: 09-01-2024



## EXHIBIT A

LOTS TWELVE (12), THIRTEEN (13), FOURTEEN (14) IN BLOCK TWENTY FOUR (24) IN THE TOWN OF PIOCHE, NEVADA, EXCEPTING THERE FROM THAT PORTION OF SAID LOTS CONVEYED TO THE STATE OF NEVADA DATED OCTOBER 27, 1923, RECORDED NOVEMBER 9, 1923 AND DATED DECEMBER 1, 1923, RECORDED DECEMBER 20, 1923 IN BOOK "C-1" PAGES 63 AND 72.

COPY

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 001-121-04  
 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 \_\_\_\_\_

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

3. Total Value/Sales Price of Property      \$ 47,000  
 Deed in Lieu of Foreclosure Only (value of property)    ( \_\_\_\_\_ )  
 Transfer Tax Value:      \$ \_\_\_\_\_  
 Real Property Transfer Tax Due      \$ 183.30

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 Patrice Garrison Capacity Grantee  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: The Knipes 1985 Trust  
 Address: 266 Cedar St.  
 City: Pioche  
 State: Nevada Zip: 89043

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)** <sup>P.G.</sup>  
 Print Name: Patrice Garrison  
 Address: 430 Tremier Dr.  
 City: Henderson  
 State: Nevada Zip: 89002

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: \_\_\_\_\_ Escrow #: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED  
 \*\*\* Justin Raymond Garrison