

<b>A.P.N. No.:</b>	001-095-27
<b>R.P.T.T.</b>	\$526.50
<b>Escrow No.:</b>	85835
<b>Recording Requested By:</b>	
Cow County Title Co.	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
JOSEPH ARTHUR MALONE JR and LINDA MALONE	
1727 Cherokee Lane	
Las Vegas, NV 89169	

LINCOLN COUNTY, NV **2022-163093**  
RPTT:\$526.50 Rec:\$37.00  
Total:\$563.50 **09/29/2022 08:40 AM**  
COW COUNTY TITLE CO Pgs=4 KC



OFFICIAL RECORD  
AMY ELMER, RECORDER

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **MARGARET R. BENEDICT, Trustee of the MARGARET R. BENEDICT TRUST, dated October 10, 2003** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **JOSEPH ARTHUR MALONE JR and LINDA MALONE, 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 Section 22, Township 1 North, Range 67 East, M.D.B. & M., more particularly described as follows:

Lots 48 and 49 in Block 25 in the TOWN OF PIOCHE, as shown on the Official Plat of said Town of Pioche, recorded January 5, 1874 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, pages 37, 38 and 39; and further delineated by the Survey Maps compiled August 28, 1947 and filed in Book A of Plats, pages 55, 56 and 57, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2022 - 2023: 001-095-27

**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: August 31, 2022

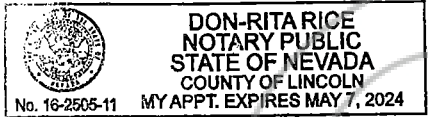
MARGARET R. BENEDICT, TRUSTEE OF THE  
MARGARET R. BENEDICT TRUST, DATED  
OCTOBER 10, 2003

BY: Margaret R. Benedict  
MARGARET R. BENEDICT  
Trustee

State of Nevada )  
County of Lincoln ) ss.

This instrument was acknowledged before me on the 19th day of September 2022 By:  
MARGARET R. BENEDICT

Signature: Don Rita Rice  
Notary Public  
Expiration Date: 5/7/2024



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 001-095-27
- 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
- i)  Other \_\_\_\_\_

**FOR RECORDER'S OPTIONAL USE ONLY**

Book: \_\_\_\_\_ Page: \_\_\_\_\_

Date of Recording: \_\_\_\_\_

Notes: \_\_\_\_\_

3. Total Value/Sale Price of Property

\$135,000.00

Deed in Lieu of Foreclosure Only (value of Property) ( \_\_\_\_\_ )

Transfer Tax Value: \_\_\_\_\_ \$135,000.00

Real Property Transfer Tax Due: \_\_\_\_\_ \$526.50

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

*Margaret R. Benedict*

Capacity Grantor

MARGARET R. BENEDICT, Trustee of the  
MARGARET R. BENEDICT TRUST, dated October  
10, 2003

Signature \_\_\_\_\_

Capacity Grantee

JOSEPH ARTHUR MALONE JR

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

Print Name: MARGARET R. BENEDICT, Trustee of the MARGARET R. BENEDICT TRUST, dated October 10, 2003  
Address: 921 Graceful Moon Ave.  
City: Henderson  
State: NV Zip: 89015

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

Print Name: JOSEPH ARTHUR MALONE JR and LINDA MALONE  
Address: 1727 Cherokee Lane  
City: Las Vegas  
State: NV Zip: 89169

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

Print Name: Cow County Title Co. Escrow #: 85835  
Address: P.O. Box 518, 328 Main Street  
City: Pioche State: NV Zip: 89043

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Signature \_\_\_\_\_ Capacity Grantor  
MARGARET R. BENEDICT, Trustee of the  
MARGARET R. BENEDICT TRUST, dated October  
10, 2003

Signature \_\_\_\_\_ Capacity Grantee  
  
JOSEPH ARTHUR MALONE JR

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