LINCOLN COUNTY, NV

2022-163162

RPTT:\$663.00 Rec:\$37.00 10/18/2022 07:52 AM

CHICAGO TITLE LAS VEGAS - 7201 W. LAKE RYSABKC

OFFICIAL RECORD

AMY ELMER, RECORDER

APN/Parcel ID(s): 004-131-14

Order No.: 15022001183-HR

WHEN RECORDED MAIL TO and MAIL **TAX STATEMENTS TO:** 

James Raymond Anderson PO BOX 401 Overton, NV 89040

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## **GRANT, BARGAIN AND SALE DEED**

R.P.T.T \$663.00

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Blake Poe, a married man as his Sole and Separate Property; who acquired title as Blake Poe,

do(es) hereby GRANT, BARGAIN AND SELL to

James Raymond Anderson, a married man as his Sole and Separate Property

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

FOR LEGAL DESCRIPTION OF THE REAL PROPERTY, SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

#### Subject to:

- 1. All general and special taxes for the current fiscal year.
- 2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of way and Easements now of record.

Together with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any revisions, remainders, rents, issues or profits thereof.

# SIGNATURE AND NOTARY ACKNOWLEDGMENT FOR GRANT BARGAIN SALE DEED

Blake Poe Blake Poe

STATE OF HEVADAWA
COUNTY OF LINGOLN STEVE NS

This instrument was acknowledged before me on 27th day of Store me on 27th day of Store me on 22th day of Store me on 22th day of Store me on 27th day of 27th day

Notary Public Printed Name:

Stetler H. Gregersen



### Exhibit A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF LINCOLN, STATE OF NEVADA, AND IS DESCRIBED AS FOLLOWS:

LOT 31 ALAMO SOUTH SUBDIVISION, TRACT 1, UNIT 1, AS SHOWN BY MAP THEREOF, RECORDED JANUARY 13, 1977, AS FILE 59020 IN BOOK A-1 OF PLATS, PAGE 124, IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

Parcel ID:004-131-14

Commonly known as 306 Theresa Lane, Alamo, NV 89001 However, by showing this address no additional coverage is provided



### STATE OF NEVADA **DECLARATION OF VALUE**

1. Assessor's Parcel Number(s)	
a. <u>004-131-14</u>	
b	\ \
C	\ \
d	\ \
. Type of Property:	
a. U Vacant Land b, E Single Fam. Rcs.	FOR RECORDERS OPTIONAL USE ONLY
c. Condo/Twnhse d. 2-4 Plex	Book Page:
c. Apt. Bldg f. Comm'l/Ind'l	Date of Recording:
g.  Agricultural . h.  Mobile Home	Notes:
. a. Total Value/Sales Price of Property	\$ 169,888.00
b. Deed in Lieu of Foreclosure Only (value of property	
c. Transfer Tax Value:	\$ 169,888.00
d. Real Property Transfer Tax Due	\$ 663.00
. If Exemption Claimed:	
a. Transfer Tax Exemption per NRS 375.090, Section	NONE
	170410
A — 11 m A M .1	
he undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to	of perjury, pursuant to NRS 375.060 o the best of their information and belief,
Partial Interest: Percentage being transferred: 100.009. The undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to acknowledges approved by documentation if called upon to sulfurthermore, the parties agree that disallowance of any claim delitional tax due, may result in a penalty of 10% of the tax to NRS 375.030, the Buyer and Seller shall be jointly and selle	of perjury, pursuant to NRS 375.060 of the best of their information and belief, ostantiate the information provided herein. ned exemption, or other determination of due plus interest at 1% per month. Pursuant
Partial Interest: Percentage being transferred: 100.009. The undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to and can be supported by documentation if called upon to sulfurthermore, the parties agree that disallowance of any claim deditional tax due, may result in a penalty of 10% of the tax o NRS 375.030, the Burser and Seller shall be jointly and selignature.	of perjury, pursuant to NRS 375.060 the best of their information and belief, estantiate the information provided herein. ned exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantor
Partial Interest: Percentage being transferred: 100.009 the undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to the supported by documentation if called upon to sufferthermore, the parties agree that disallowance of any claim delitional tax due, may result in a penalty of 10% of the tax to NRS 375.030, the Buyer and Seller shall be jointly and selignature	of perjury, pursuant to NRS 375.060 the best of their information and belief, estantiate the information provided herein. med exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantee  Capacity: Grantee
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Partial Interest: Percentage being transferred: 100.009 the undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to the can be supported by documentation if called upon to suffurthermore, the parties agree that disallowance of any claim delitional tax due, may result in a penalty of 10% of the tax to NRS 375.030, the Buyer and Seller shall be jointly and selignature	of perjury, pursuant to NRS 375.060 to the best of their information and belief, estantiate the information provided herein. med exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantor  Capacity: Grantee  BUYER (GRANTEE) INFORMATION (REQUIRED)
Partial Interest: Percentage being transferred: 100.009 The undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to an dean be supported by documentation if called upon to substitute the parties agree that disallowance of any claim diditional tax due, may result in a penalty of 10% of the tax on NRS 375.030, the Buyer and Seller shall be jointly and selignature ignature  ELLER (GRANTOR) INFORMATION  (REQUIRED)	of perjury, pursuant to NRS 375.060 to the best of their information and belief, estantiate the information provided herein. med exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantor  Capacity: Grantee  BUYER (GRANTEE) INFORMATION (REQUIRED)  Print Name: JUMES RAMANA ANGLISC
Partial Interest: Percentage being transferred: 100.009 the undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to an be supported by documentation if called upon to sulturthermore, the parties agree that disallowance of any claim difficult tax due, may result in a penalty of 10% of the tax NRS 375.030, the Buyer and Seller shall be jointly and selignature ignature	of perjury, pursuant to NRS 375.060 to the best of their information and belief, ostantiate the information provided herein, ned exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantor  Capacity: Grantee  BUYER (GRANTEE) INFORMATION  (REQUIRED)  Print Name: JUMES PRAMENT ANGESO  Address: PO OX 40
Partial Interest: Percentage being transferred: 100.009 The undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to an dean be supported by documentation if called upon to substitute the information and it called upon to substitute the parties agree that disallowance of any claim delitional tax due, may result in a penalty of 10% of the tax o NRS 375.030, the Buyer and Seller shall be jointly and so signature  ELLER (GRANTOR) INFORMATION  (REQUIRED) Trint Name: Blake Poe address: 4047 Pine View Way  City: Springdale	of perjury, pursuant to NRS 375.060 the best of their information and belief, obtantiate the information provided herein, and exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantor  Capacity: Grantee  BUYER (GRANTEE) INFORMATION (REQUIRED)  Print Name: James Buyer (Grantee)  Print Name: James Buyer (Grantee)  Capacity: Grantee Capacity: Grantee Capacity: Grantee
Partial Interest: Percentage being transferred: 100.009 The undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to dean be supported by documentation if called upon to suffer the parties agree that disallowance of any claim delitional tax due, may result in a penalty of 10% of the tax on NRS 375.030, the Buyer and Seller shall be jointly and selignature  Lighature  Figure 1. Springdale 1.	of perjury, pursuant to NRS 375.060 the best of their information and belief, estantiate the information provided herein. ned exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantor  Capacity: Grantee  BUYER (GRANTEE) INFORMATION (REQUIRED)  Print Name: James Pr
Partial Interest: Percentage being transferred: 100.009 The undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to dean be supported by documentation if called upon to sulfurthermore, the parties agree that disallowance of any claim delitional tax due, may result in a penalty of 10% of the tax on NRS 375.030, the Buyer and Seller shall be jointly and so signature  Lighature  Figure 100.009  The undersigned declares and acknowledges, under penalty and so light tax due, in the parties agree that disallowance of any claim delitional tax due, may result in a penalty of 10% of the tax on NRS 375.030, the Buyer and Seller shall be jointly and so light tax disallowance.  Figure 100.009  The undersigned declares and acknowledges, under penalty in the support to the undersigned delition of the tax disallowance of any claim delitional tax due, may result in a penalty of 10% of the tax on NRS 375.030, the Buyer and Seller shall be jointly and so display the penalty of 10% of the tax of tax of the tax of ta	of perjury, pursuant to NRS 375.060 to the best of their information and belief, bestantiate the information provided herein, med exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantor  Capacity: Grantee  BUYER (GRANTEE) INFORMATION (REQUIRED)  Print Name: James Buyer (Grantor)  Print Name: James Buyer (Grantor)  City: Overton  State: NV Zip:89040
Partial Interest: Percentage being transferred: 100.009 The undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to an experience of the parties agree that disallowance of any claim difficult tax due, may result in a penalty of 10% of the tax of NRS 375.030, the Buyer and Seller shall be jointly and selignature  LELLER (GRANTOR) INFORMATION  (REQUIRED)  Third Name: Blake Poe  Address: 4047 Pine View Way  City: Springdale  Late: WA  Zip: 99173  COMPANY/PERSON REQUESTING RECORDING (FRECORDING)	of perjury, pursuant to NRS 375.060 to the best of their information and belief, ostantiate the information provided herein. The exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantor  Capacity: Grantor  Capacity: Grantee  BUYER (GRANTEE) INFORMATION  (REQUIRED)  Print Name: James Andres Andres: Po ox 40 1  City: Overator  State: NV Zip: 89040
Partial Interest: Percentage being transferred: 100.009 The undersigned declares and acknowledges, under penalty and NRS 375.110, that the information provided is correct to dean be supported by documentation if called upon to sulfurthermore, the parties agree that disallowance of any clair delitional tax due, may result in a penalty of 10% of the tax on NRS 375.030, the Burer and Seller shall be jointly and so signature  Lighardre  ELLER (GRANTOR) INFORMATION  (REQUIRED)  Trint Name: Blake Poe Address: 4047 Pine View Way  City: Springdale  State: WA  Zip: 99173  COMPANY/PERSON REQUESTING RECORDING (Frint Name: Chicago Title of Newada, Inc. Los Veges)	of perjury, pursuant to NRS 375.060 to the best of their information and belief, bestantiate the information provided herein, med exemption, or other determination of due plus interest at 1% per month. Pursuant everally liable for any additional amount owed.  Capacity: Grantor  Capacity: Grantee  BUYER (GRANTEE) INFORMATION (REQUIRED)  Print Name: James Buyer (Grantor)  Print Name: James Buyer (Grantor)  City: Overton  State: NV Zip:89040
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AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICKUFILMED