

LINCOLN COUNTY, NV

2022-163557

\$37.00

RPTT:\$0.00 Rec:\$37.00

12/22/2022 07:52 AM

DIRECT DEEDS LLC

Pgs=3 AE

OFFICIAL RECORD

AMY ELMER, RECORDER

E07

APN: 003-091-10

**When Recorded Mail Document To
and Tax Statement To:**

ROBERT J. DAVIS AND TANIA DENISE DAVIS
1961 GOLDEN SHADOW CT.
HENDERSON, NV 89002

R.P.T.T. #7

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

ANDREA BELLO, SUCCESSOR TRUSTEE , **OF THE ROBERT C. DAVIS LIVING TRUST**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby
Grant,

Bargain, Sell and Convey to

ROBERT J. DAVIS AND TANIA DENISE DAVIS, HUSBAND AND WIFE AS JOINT TENANTS

all that real property situated in Lincoln County, State of Nevada, bounded and described as follows

Legal Description: SEE EXHIBIT "A" ATTACHED

SUBJECT TO: 1. Taxes for the fiscal year

2. Covenants, Conditions, Reservations, Rights, Rights of Way Easements now of
record.

Together with all and singular tenements, hereditaments and appurtenances thereunto
belonging or in anywise appertaining.

Signature page follows

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ANDREA BELLO, SUCCESSOR TRUSTEE
ROBERT C. DAVIS LIVING TRUST

STATE OF NEVADA

COUNTY OF CLARK

This instrument was acknowledged before me

On 12-20-2022

By ANDREA BELLO, SUCCESSOR TRUSTEE
ROBERT C. DAVIS LIVING TRUST

Signature Norma L Green

Notary Public

My Commission Expires: 9-14-2024

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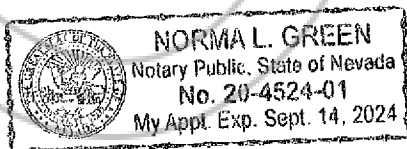


EXHIBIT "A"
LEGAL DESCRIPTION

LOT TWENTY (20) IN LINCOLN PARK ADDITION TO THE CITY OF CALIENTE AS
SHOWN UPON THE MAP THEREOF ON RECORDED APRIL 28, 1945 AS FILE 19695

ADDRESS COMMONLY KNOWN AS: 441 MCARTHUR DR., CALIENTE NV 89008

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**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 003-091-10
 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 RECORDERS OPTIONAL USE ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: TRUST ON FILE.AE

- 3.a. Total Value/Sales Price of Property \$ 0.0
 b. Deed in Lieu of Foreclosure Only (value of property (_____))
 c. Transfer Tax Value: \$ 0.0
 d. Real Property Transfer Tax Due \$ 0.0

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7 _____
 b. Explain Reason for Exemption: transfer out of trust to beneficiary without consideration

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 _____ Capacity: Grantor

Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Andrea Bello Trustee
 Address: 1961 Golden Shadow Ct.
 City: Henderson
 State: NV Zip: 89002

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Robert J. Davis and Tania Denise Davis
 Address: 1961 Golden Shadow Ct.
 City: Henderson
 State: NV Zip: 89002

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

Print Name: Direct Deeds LLC
 Address: 3030 S Jones Blvd, Ste 104
 City: Las Vegas

Escrow # Accomodation Recording
 State: NV Zip: 89146

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED