

LINCOLN COUNTY, NV

**2023-163755**

\$37.00

RPTT:\$0.00 Rec:\$37.00

**02/23/2023 03:27 PM**

GREGORY J. MORRIS, LTD.

Pgs=3 KC

**OFFICIAL RECORD**

**AMY ELMER, RECORDER**

E07

APN: 005-231-30

**RECORDING REQUESTED BY  
AND RETURN TO:**

Morris Estate Planning Attorneys  
3333 E. Serene Ave., Ste. 200  
Henderson, NV 89074

**MAIL FUTURE TAX  
STATEMENTS TO:**

Ms. Lisa L. McCormick  
P.O. Box 221  
Logandale, NV 89021

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**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That VERA A. HESTER, Trustee of the VERA A. HESTER FAMILY TRUST, dated December 15, 2004, without consideration, does hereby Grant, Bargain, Sell and Convey to LISA L. McCORMICK, all of her right, title and interest in that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR COMPLETE LEGAL DESCRIPTION

GRANTEE'S ADDRESS: Ms. Lisa L. McCormick, P.O. Box 221, Logandale, NV 89021

SUBJECT TO: Powers of Trustee as referenced in NRS 163.023 - 163.410.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Witness her hand on February 17, 2023.

Vera A Hester

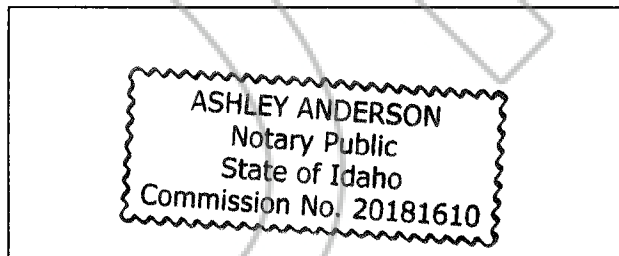
VERA A. HESTER, Trustee

STATE OF Idaho )  
 ) ss.  
COUNTY OF Madison )

On February 17, 2023, before me, the undersigned, a Notary Public in and for said State, personally appeared VERA A. HESTER, whose name is subscribed to the within instrument and acknowledged that she executed the same. WITNESS my hand and official seal.

Ashley

NOTARY PUBLIC



Notary Stamp

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A PARCEL OF LAND KNOWN AS THE EAST HALF (E ½) OF THE NORTHEAST QUARTER (NE ¼) OF THE SOUTHEAST QUARTER (SE ¼) OF THE SOUTHEAST QUARTER (SE ¼) SECTION 34, TOWNSHIP 5 NORTH, RANGE 67 EAST, MOUNT DIABLO BASE AND MERIDIAN, BEING MOR PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID PARCEL FROM WHICH THE SOUTHEAST CORNER OF SECTION 34 BEARS S 0°02' E A DISTANCE OF 660.0 FEET MORE OR LESS; THENCE NORTH 89°53' WEST A DISTANCE OF 330.0 FEET MORE OR LESS, TO THE SOUTHWEST CORNER; THENCE N 0°02' W A DISTANCE OF 657.52 FEET MORE OR LESS TO THE NORTHWEST CORNER; THENCE NORTH 89°41'07" EAST A DISTANCE OF 330.0 FEET MORE OR LESS, TO THE NORTHEAST CORNER; THENCE SOUTH 0°02' EAST A DISTANCE OF 660.0 FEET MORE OR LESS, TO THE SOUTHEAST CORNER WHICH IS THE POINT OF BEGINNING.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 005-231-30  
 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 KC

- 3.a. Total Value/Sales Price of Property \$ 0.00  
 b. Deed in Lieu of Foreclosure Only (value of property ( 0.00 ))  
 c. Transfer Tax Value: \$ 0.00  
 d. Real Property Transfer Tax Due \$ 0.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section 07  
 b. Explain Reason for Exemption: Transfer without consideration to or from a Trust.

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 *Boris F. Morris* Capacity: Grantor  
 Signature *Boris F. Morris* Capacity: Grantee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Vera A. Hester Family Trust  
 Address: P.O. Box 221  
 City: Logandale  
 State: NV Zip: 89021

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Lisa L. McCormick  
 Address: P.O. Box 221  
 City: Logandale  
 State: NV Zip: 89021

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**  
 Print Name: Gregory J. Morris, Ltd. Escrow # \_\_\_\_\_  
 Address: 3333 E. Serene Ave., Ste. 200  
 City: Henderson State: NV Zip: 89074