

Prepared By:

Name: Leslie Michele Hales  
Address: PO Box 935  
PARACA, NV 89042

LINCOLN COUNTY, NV 2023-163927  
RPTT:\$95.55 Rec:\$37.00  
Total:\$132.55 03/14/2023 09:40 AM  
LUKE ROLLINS Pgs=3 AK

After Recording Return To:

Name: Luke & Rollins  
Address: 612 Double Shot Lane  
ENDERSON, NV 89052



OFFICIAL RECORD  
AMY ELMER, RECORDER

Mail Tax Statements To:

Name: Luke & Rollins  
Address: 612 Double Shot Lane  
ENDERSON, NV 89052

Space above this line for recorder's use only

# NEVADA GRANT, BARGAIN, AND SALE DEED

STATE OF NEVADA  
COUNTY OF Lincoln

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Twenty four thousand five hundred (\$24,500.00) in hand paid to Leslie Michele Hales, a single woman, with a mailing address of PO Box 935 - PARACA, NV 89042

(hereinafter known as the "Grantor(s)") hereby grants, bargains, sells and conveys to Luke Carl Rollins, a single man, with a mailing address of 612 Double Shot Lane - EnderSON, NV 89052

(hereinafter known as the "Grantee(s)") the following described real estate, situated in Lincoln County, Nevada, to-wit:

lots eighteen and nineteen (18 & 19) of North Hills Subdivision. First Phase. Document No. 002-232-10 in Book A of Maps, Page 151 in the office of the Recorder of Lincoln County Nevada. APN 002-232-10 & 002-232-11

[WRITE LEGAL DESCRIPTION HERE OR ATTACH EXHIBIT A]

The legal description was prepared by \_\_\_\_\_, residing at \_\_\_\_\_ (This information is only required if the legal property description is provided in metes and bounds.)



TOGETHER WITH all the improvements thereon and the appurtenances thereunto belonging (the "Property").

AND warrant the title to the same, against any challenge claiming by, through or under, the Grantor, but not otherwise.

TO HAVE AND TO HOLD, the Property aforesaid with all and singular, the rights, privileges, appurtenances, and immunities thereto belonging or in any wise appertaining unto the said Grantee(s) and unto Grantee(s)'s heirs, successors, and assigns forever, the said Grantor(s) hereby covenanting that the premises are free and clear from any encumbrance done or suffered by Grantor(s).

IN WITNESS WHEREOF, the Grantor(s) has executed and delivered this Special Warranty Deed under seal as of the day and year first above written.

Leslie Michele Hales

Grantor's Signature

Leslie Michele Hales

Grantor's Name

1410 Glad Street

Street Address

Las Vegas, NV 89042

City, State & ZIP

\_\_\_\_\_

Grantor's Signature

Grantor's Name

Street Address

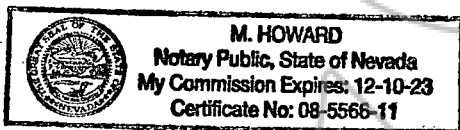
City, State & ZIP

STATE OF Nevada

COUNTY OF Lincoln

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Leslie Michele Hales whose names are signed to the foregoing instrument, and who are 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 March 14, 2023 (mm/dd/yyyy).



M. Howard

Notary Public Signature

My Commission Expires: 12/10/2023

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 002-232-10  
 b) 002-232-11  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property:
- |  |              |                             |                  |
|--|--------------|-----------------------------|------------------|
| a) <input checked="" type="checkbox"/> | Vacant Land  | b) <input type="checkbox"/> | Single Fam. Res. |
| c) <input type="checkbox"/>            | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex         |
| e) <input type="checkbox"/>            | Apt. Bldg    | f) <input type="checkbox"/> | Comm'l/Ind'l     |
| g) <input type="checkbox"/>            | Agricultural | h) <input type="checkbox"/> | Mobile Home      |
|  | Other _____  |                             |                  |

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

3. Total Value/Sales Price of Property \$24,520.00  
 Deed in Lieu of Foreclosure Only (value of property) (\_\_\_\_\_)  
 Transfer Tax Value: \$\_\_\_\_\_  
 Real Property Transfer Tax Due \$95.25

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %

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 Leslie Michele Hales Capacity GRANTOR

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Leslie Michele Hales  
 Address: PO Box 935  
 City: DANACIA  
 State: NEVADA Zip: 89042

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Luke Earl Rollins  
 Address: 612 Doubleshot Lane  
 City: HENDERSON  
 State: NEVADA Zip: 89152

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