

A.P.N.: 002-062-08  
File No: 107-2660896 (TV)  
R.P.T.T.: \$895.05

LINCOLN COUNTY, NV 2023-163940  
\$932.05  
RPTT:\$895.05 Rec:\$37.00 03/16/2023 12:44 PM  
FIRST AMERICAN TITLE INSURANCE COMPANY  
OFFICIAL RECORD  
AMY ELMER, RECORDER

When Recorded Mail To: Mail Tax Statements To:  
Daniel Alan Hastings  
1110 Ernst Street  
Panaca, NV 89042

***GRANT, BARGAIN and SALE DEED***

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

Elicia S Lobato, a single woman

do(es) hereby *GRANT, BARGAIN and SELL* to

Daniel Alan Hastings, a married man

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

**PARCEL 2 OF THE PARCEL MAP FOR SARAH KATHERINE GETKER, RECORDED FEBRUARY 27, 2019, AS DOCUMENT NO. 2019-155911, IN THE OFFICIAL RECORDS OF LINCOLN COUNTY, NEVADA.**

**EXCEPTING THAT PORTION OF LAND INCLUDED IN THE PARCEL MAP FOR SARAH GETKER, FILED AS DOCUMENT NO. 155911, SAME ALSO A PORTION OF LOT 1, BLOCK 38, OF THE ORIGINAL PLAT FOR PANACA FILED AS DOCUMENT NO. 34, AND ALSO INCLUDING A PORTION OF THAT CERTAIN LAND FORMERLY KNOWN AS ERNST STREET VACATED AND ABANDONED WITHIN DOCUMENT NO. 77802, ALL DOCUMENT OF WHICH ARE LOCATED WITHIN OFFICE OF THE LINCOLN COUNTY RECORDER, WHEREIN ALL LANDS IS SITUATE WITHIN THE NW4 OF SECTION 9, TOWNSHIP 2 SOUTH, RANGE 68 EAST, MOUNT DIABLO MERIDIAN, COUNTY OF LINCOLN, NEVADA, USA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**COMMENCING AT THE NORTHEAST CORNER OF PARCEL 1 OF THE AFORESAID PARCEL MAP WHICH IS ALSO A POINT N00°28'46"E, A DISTANCE OF 32.50 FEET FROM THE NORTHEAST CORNER OF AFOREMENTIONED LOT 1, BLOCK 38, MARKED WITH A 1.5" DIAMETER ALUMINUM MONUMENT INSCRIBED "ARTISAN PLS 9677", SAID MONUMENT RESIDES S84°35'17"W, A DISTANCE OF 1,652.54 FEET FROM A FOUND 3.25" DIAMETER BUREAU OF LAND MANAGEMENT BRASS MONUMENT INSCRIBED "1/4 S4 S9 1995" ERECTED IN ASPHALT; THENCE DEPARTING SAID ARTISAN MONUMENT AND CORNER, N89°31'14"W, COINCIDENT WITH THE NORTH LINE OF SAID PARCEL 1, 32.50 FEET NORTH OF AND PARALLEL TO AFORESAID LOT 1, A PROPORTIONED DISTANCE OF 166.08 FEET TO THE COMMON CORNER AND LINE**

**BETWEEN PARCEL 1 AND 2 OF AFORESAID PARCEL MAP WHEREBY SAID POINT HEREIN SERVES AS THE POINT OF BEGINNING; THENCE DEPARTING SAID POB, NORTH AND PARALLEL LINE, S00°28'46"W, COINCIDENT WITH SAID PROPORTIONED COMMON PARCEL LINE, A DISTANCE OF 296.51 FEET TO THE SOUTH LINE OF SAID PARCEL 1 AND 2, WHICH IS ALSO THE SOUTH LINE OF AFOREMENTIONED LOT 1; THENCE DEPARTING SAID COMMON PROPORTIONED PARCEL LINE, N89°31'14W, COINCIDENT WITH SAID SOUTH LINE, A DISTANCE OF 20.45 FEET TO AN ARTISAN MONUMENT; THENCE DEPARTING SAID SOUTH LINE, N01°04'25"W, INTENDING TO MAINTAIN APPROXIMATELY 1 FOOT WESTERLY OR NORTHERLY OFFSET TO AN EXISTING FENCELINE THE NEXT THREE COURSES, DIRECTONALLY AS THE CASE MAY BE, STARTING WESTERLY OFFSET AT A DISTANCE OF 137.39 FEET TO AN ANGLE POINT AND ARTISAN MONUMENT; THENCE N78°34'24"E, NORTHERLY OFFSET AT A DISTANCE OF 21.03 FEET TO AN ANGLE POINT AND ARTISAN MONUMENT; THENCE N01°03'01"W, WESTERLY OFFSET ENDING AT A DISTANCE OF 154.89 FEET TO AN ARTISAN MONUMENT ON THE NORTH LINE OF AFORESAID PARCEL 2 BEING 32.50 FEET OFFSET AND PARALLEL TO AFOREMENTIONED LOT 1; THENCE DEPARTING SAID ARTISAN MONUMNENT AND OFFSET FENCELINE, S89°31'14"E, COINCIDENT WITH THE AFORESAID NORTH LINE OF PARCEL 2, 32.50 FEET OFFSET AND PARALLEL TO AFOREMENTIONED LOT 1, A DISTANCE OF 7.75 FEET TO THE POINT OF BEGINNING.**

**SAID TRANSFERRED LAND CONTAINS APPROXIMATELY 4,002.62 SQUARE FEET.**

**NOTE: THE ABOVE METES AND BOUNDS LEGAL DESCRIPTION WAS PREPARED BY ARTISAN SURVEYING GROUP, TIMOTHY J. WOLF, P.L.S. 9677, P.O. BOX 396, PIOCHE, NEVADA 89043.**

**ALSO KNOWN AS MODIFIED PARCEL 2 PER RECORD OF SURVEY FOR BOUNDARY LINE ADJUSTMENT MAP, FILE NO. 162260 RECORDED THE 27TH DAY OF APRIL, 2022 WITH THE COUNTY RECORDER, LINCOLN COUNTY, NEVADA.**

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

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.

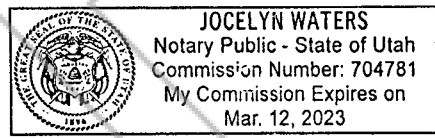
*Elicia S Lobato*  
Elicia S Lobato

Elicia S Lobato

STATE OF Utah  
COUNTY OF Washington <sup>ss.</sup>

This instrument was acknowledged before me on 3-1-23 by  
**Elicia S Lobato.**

*J. Waters*  
Notary Public  
(My commission expires: 3/12/2023)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 107-2660896.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 002-062-08
- 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 RECORDERS OPTIONAL USE**

Book \_\_\_\_\_ Page: \_\_\_\_\_  
Date of Recording: \_\_\_\_\_  
Notes: \_\_\_\_\_

3. a) Total Value/Sales Price of Property:

\$ 229,153.67

b) Deed in Lieu of Foreclosure Only (value of property) (\$ \_\_\_\_\_)

c) Transfer Tax Value: \$ 229,153.67

d) Real Property Transfer Tax Due \$ 895.05

4. **If Exemption Claimed:**

a. Transfer Tax Exemption, per 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: Elicia S Lobato

Capacity: GRANTOR/SELLER

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Print Name: Elicia S Lobato

Print Name: Daniel Alan Hastings

Address: 3005 e 2840 s

Address: 1110 ERNST ST

City: Saint George

City: Panama

State: UT Zip: 84790

State: NV Zip: 89042

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

First American Title Insurance

Print Name: Company

File Number: 107-2660896 TV/ ar

Address 9139 Russell Road, Ste 100

City: Las Vegas

State: NV Zip: 89148

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)