

LINCOLN COUNTY, NV

**2023-164162**

\$37.00

RPTT:\$0.00 Rec:\$37.00

**03/28/2023 02:59 PM**

GREGORY J. MORRIS, LTD.

Pgs=2 AK

**OFFICIAL RECORD**

**AMY ELMER, RECORDER**

E07

APN: 005-231-14

**RECORDING REQUESTED BY  
AND RETURN TO:**

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

**MAIL FUTURE TAX  
STATEMENTS TO:**

Mr. Robert B. McCormick  
P.O. Box 333  
Overton, NV 89040

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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 ROBERT B. McCORMICK, Trustee of the McCORMICK FAMILY TRUST dated March 6, 2023, as amended, or restated, or his successors, 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:

SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE  
SOUTHEAST QUARTER (SW ¼, SE ¼, SE ¼) OF SECTION 34, TOWNSHIP 5  
NORTH, RANGE 67 EAST, M.D.B. & M.

GRANTEE'S ADDRESS: Mr. Robert B. McCormick, P.O. Box 333, Overton, NV 89040

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.



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 005-231-14  
 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: Both Trust on File - AK	

- 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 [Signature] Capacity: Attorney

Signature [Signature] Capacity: Attorney

**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: McCormick Family Trust  
 Address: P.O. Box 333  
 City: Overton  
 State: NV                      Zip: 89040

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

Print Name: Gregory J. Morris, Ltd.  
 Address: 3333 E. Serene Ave., Ste. 200  
 City: Henderson

Escrow # \_\_\_\_\_  
 State: NV                      Zip: 89074