

LINCOLN COUNTY, NV

2023-164163

\$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: 005-231-15

**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

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:

TEN (10) ACRES IN SE $\frac{1}{2}$ SE $\frac{1}{2}$ SE $\frac{1}{2}$; SECTION 34, TOWNSHIP 5 NORTH, RANGE 67 EAST, MOUNT DIABLO BASE AND MERIDIAN, PER PLAT THEREOF RECORDED IN THE LINCOLN COUNTY RECORDER'S OFFICE, PIOCHE, NEVADA.

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. 005-231-15
 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