

A.P.N.: 003-085-05
File No: 107-2666014 (TV)
R.P.T.T.: \$690.30

LINCOLN COUNTY, NV
\$727.30
RPTT:\$690.30 Rec:\$37.00
FIRST AMERICAN TITLE INSURANCE COMPANY
OFFICIAL RECORD
AMY ELMER, RECORDER

2023-165855

08/14/2023 09:27 AM

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When Recorded Mail To: Mail Tax Statements To:
Harvey B. Herrington
270 Main St
Caliente, NV 89008

GRANT, BARGAIN and SALE DEED

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

Elizabeth Ann Kristoff, an unmarried woman

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

Harvey B. Herrington, a married man as his sole and separate property

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

LOT 8 IN BLOCK 3 OF CALIENTE, NEVADA AS SHOWN ON THE OFFICIAL SUBDIVISION MAP THEREOF RECORDED NOVEMBER 10, 1904 IN THE BOOK A OF PLATS, PAGE 36 AND AS SHOWN ON THE COMPILED MAP OF CALIENTE, LINCOLN COUNTY, NEVADA FILED IN THE BOOK A OF PLATS, PAGE 47, LINCOLN COUNTY, NEVADA RECORDS.

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.

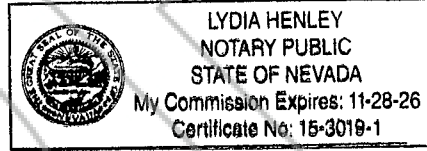
Elizabeth Ann Kristoff
Elizabeth Ann Kristoff

Elizabeth Ann Kristoff

STATE OF **NEVADA**)
COUNTY OF Clark) **ss.**

This instrument was acknowledged before me on August 8, 2023 by **Elizabeth Ann Kristoff.**

Lydia Henley
Notary Public
(My commission expires: 11-28-26)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 107-2666014.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 003-085-05
 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: \$176,900.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$176,900.00
 d) Real Property Transfer Tax Due \$690.30

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: Elizabeth Ann Kristoff Capacity: Grantor
 Signature: _____ Capacity: _____

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

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

Print Name: Elizabeth Ann Kristoff
 Address: 1150 N Buffalo Dr
 City: W #1089
 State: NV Zip: 89128

Print Name: Harvey B. Herrington
 Address: 270 Main St
 City: Caliente
 State: NV Zip: 89008

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

First American Title Insurance
 Print Name: Company
 Address: 9139 Russell Road, Ste 100
 City: Las Vegas

File Number: 107-2666014 TV/ TV
 State: NV Zip: 89148

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