

A.P.N.: 001-250-24  
File No: 107-2667881 (TV)  
R.P.T.T.: \$234.00

LINCOLN COUNTY, NV **2023-165966**  
\$271.00  
RPTT:\$234.00 Rec:\$37.00 **09/20/2023 03:03 PM**  
FIRST AMERICAN TITLE INSURANCE COMPANY #2 KC  
**OFFICIAL RECORD**  
AMY ELMER, RECORDER

When Recorded Mail To: Mail Tax Statements To:  
Kip Rahmig and Michele Rahmig  
PO BOX 145  
Roy, NM 87743

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

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

Jenifer Pytko, Trustee of The Simile Trust dated 11/9/2010

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

Kip Rahmig and Michele Rahmig, husband and wife as joint tenants with right of survivorship

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

**A PORTION OF THE NORTHWEST QUARTER (NW1/4) OF THE NORTHEAST QUARTER (NE1/4) OF SECTION 14, TOWNSHIP 1 NORTH, RANGE 67 EAST, M.D.B.& M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**PARCEL 3 AS SHOWN ON THAT CERTAIN PARCEL MAP RECORDED MAY 19, 2006 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA IN BOOK C OF PLATS, PAGE 208 AS FILE NO. 126538, 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.


The Simile Trust dated 11/9/2010

Jennifer Pytko  
Jennifer Pytko, Trustee

STATE OF **NEVADA** )  
 ) : **ss.**  
COUNTY OF **CLARK** )

This instrument was acknowledged before me on September 19, 2023 by Jennifer Pytko, Trustee, of The Smile Trust

Lydia Henley  
Notary Public  
(My commission expires: 11-28-2026)

 LYDIA HENLEY  
NOTARY PUBLIC  
STATE OF NEVADA  
My Commission Expires: 11-28-26  
Certificate No: 15-3019-1

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 107-2667881.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 001-250-24  
 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: \$60,000.00  
 b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 c) Transfer Tax Value: \$60,000.00  
 d) Real Property Transfer Tax Due \$234.00

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: Jenifer Pytko Capacity: Grantor  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Jenifer Pytko, Trustee of The  
 Print Name: Simile Trust dated 11/9/2010  
 Address: 9850 South Maryland Pkwy, #127  
 City: Las Vegas  
 State: NV Zip: 89183

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Kip Rahmig and Michele  
 Print Name: Rahmig  
 Address: PO BOX 145  
 City: Roy  
 State: NM Zip: 87743

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 First American Title Insurance  
 Print Name: Company File Number: 107-2667881 TV/ TV  
 Address 9139 Russell Road, Ste 100  
 City: Las Vegas State: NV Zip: 89148

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