

LINCOLN COUNTY, NV

2023-166024

\$37.00

RPTT:\$0.00 Rec:\$37.00

10/11/2023 02:18 PM

FIRST AMERICAN TITLE INSURANCE COMPANY 4 KC

OFFICIAL RECORD

AMY ELMER, RECORDER

E03

APN# 004-071-27

Recording Requested by and Return To:

Name: Joseph Lewis Sharp, Jr. and Brenda Kay Sharp

Address: P.O. Box 253

City/State/Zip: Alamo, NV 89001

QUITCLAIM DEED

(Title on Document)

Re-record document #0150094 to correct the Legal Description.

File No. 13895-2667693 (DPC) _____



APN 004-071-27

Return document to:
John G. Gubler, Esquire
10655 Park Run Drive #170
Las Vegas, NV 89144

Mail tax statements to:
Joseph Lewis Sharp Jr.
P.O. Box
Alamo, NV 89001

Quitclaim Deed

THIS INDENTURE WITNESSETH: That JOSEPH L. SHARP as Trustee of THE JOSEPH AND DORLENE SHARP TRUST executed August 23, 1990, as amended, in consideration of Ten Dollars (\$10.00), receipt of which is hereby acknowledged, does hereby remise, release and forever quitclaim to JOSEPH LEWIS SHARP JR., and BRENDA KAY SHARP, husband and wife as joint tenants with right of survivorship - SUBJECT TO A LIFE ESTATE GRANTED IN FAVOR OF JOSEPH L. SHARP - all the right title and interest in that real property situate in the County of Lincoln, State of Nevada, bounded and described as follows, to-wit:

The legal description is set forth on attached Exhibit "A," said exhibit being incorporated herein by reference as though fully set forth.

Together with all and singular the tenements, hereditaments and appurtenances, thereunto belonging or in anywise appertaining.

WITNESS his hand this
8th day of March, 2016.

Joseph L. Sharp
JOSEPH L. SHARP, Trustee

STATE OF NEVADA)
) ss:
COUNTY OF CLARK)

On this 8th day of March, 2016, personally appeared before me, a Notary Public in and for said County and State, JOSEPH L. SHARP, Trustee, known to me (or proved to me upon presentation of satisfactory evidence) to be the person whose name is subscribed to and who acknowledged that he executed the above and foregoing Quitclaim Deed.

WITNESS my hand and official seal.

Kimberly Pena
NOTARY PUBLIC



(Affix notary stamp or seal within this box)

EXHIBIT 'A'

THAT PORTION OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 5, TOWNSHIP 7 SOUTH, RANGE 61 EAST M.D.M. DESCRIBED AS FOLLOWS:

PARCEL ONE (1) AS SHOWN BY PARCEL MAP FOR JOSEPH & DORLENE SHARP TRUST THEREOF RECORDED SEPTEMBER 18, 2012 IN BOOK D OF PARCEL MAPS, PAGE 71, AS FILE NO. 0141986 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.



0150094

Book: 305

08/17/2016

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Exhibit A

LEGAL DESCRIPTION

A.P.N. 004-071-27

Commencing at the Northeast corner of Lot numbered Three (3) in Block Numbered Fifty-Seven (57) of Plat A, Alamo Townsite, thence running East 15 rods to the place of beginning; thence continuing East 15 rods; thence running South 15 rods; thence running West 15 rods; thence North 15 rods to the place of beginning, and being situated in the Southwest Quarter of the Southeast Quarter (SW 1/4 SE 1/4) of Section 5, Township 7 South (T7S) Range 61 East, M.D.B.&M.

Together with any and all improvements thereon and together with 2 shares of the stock of Alamo Irrigation Company.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 004-071-27
- 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: \$0.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$0.00
- d) Real Property Transfer Tax Due \$0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: 03
- b. Explain reason for exemption: Recognize true status - Re-Record Quitclaim Deed doc#0150094 to correct legal description.

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: Agent
Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Joseph L. Sharp, Trustee of the Joseph and Dorene Sharp Trust
Address: P.O. Box 253
City: Alamo
State: NV Zip: 89001

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Joseph Lewis Sharp, Jr and Brenda Kay Sharp
Address: PO Box 253
City: Alamo
State: NV Zip: 89001

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

Print Name: Company File Number: 13895-2667693 DP/ DP
Address: 2500 N Buffalo Drive, Ste 120
City: Las Vegas State: NV Zip: 89128

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