

LINCOLN COUNTY, NV **2023-166127**
\$368.50
RPTT:\$331.50 Rec:\$37.00 11/01/2023 07:47 AM
MESQUITE TITLE COMPANY Pgs=4 AE
OFFICIAL RECORD
AMY ELMER, RECORDER

A.P.N.: 002-162-05
Order No. 20273
R.P.T.T. \$331.50
RECORDING REQUESTED BY:
Mesquite Title Company

MAIL DOCUMENT & TAX STATEMENT TO:
Orrin B. & Dawn M. Dotson
PO BOX 311
Panaca, NV 89042

Signed in corner part
GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Ryan Cox Lee and Katie Beth Lee, husband and wife

do(es) hereby GRANT, BARGAIN and SELL to
Orrin B. Dotson and Dawn M. Dotson, husband and wife as joint tenants

the real property situated in the County of Lincoln, State of NV, described as follows:

SEE ATTACHED EXHIBIT "A" LEGAL DESCRIPTION

SUBJECT TO:
1. Taxes for the current fiscal year.
2. Covenants, conditions, restrictions, reservations, rights of way and easements of record.

TOGETHER with all tenements, hereditaments and appurtenances thereunto belonging or appertaining.

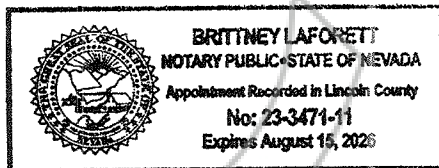
Date: October 24, 2023

Ryan Cox Lee

Katie Beth Lee
Katie Beth Lee

STATE OF NEVADA)
COUNTY OF LINCOLN) :ss.

On the 10/24/2023, 2023, personally appeared before me, Katie Beth Lee, the signer of the within instrument who duly acknowledged to me that he/she executed the same.



Brittney Laforett
NOTARY PUBLIC

My Commission Expires: 8/15/26

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Date: 10/25, 2023



Ryan Cox Lee

Katie Beth Lee

STATE OF Nevada)
):ss.
COUNTY OF Clark)

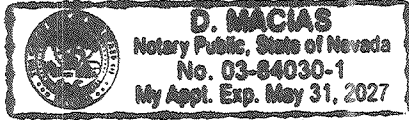
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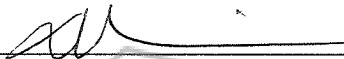
NOTARY PUBLIC

My Commission Expires:

STATE OF Nevada)
)
) :ss.
COUNTY OF Clark)

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NOTARY PUBLIC

My Commission Expires: 5.31.27

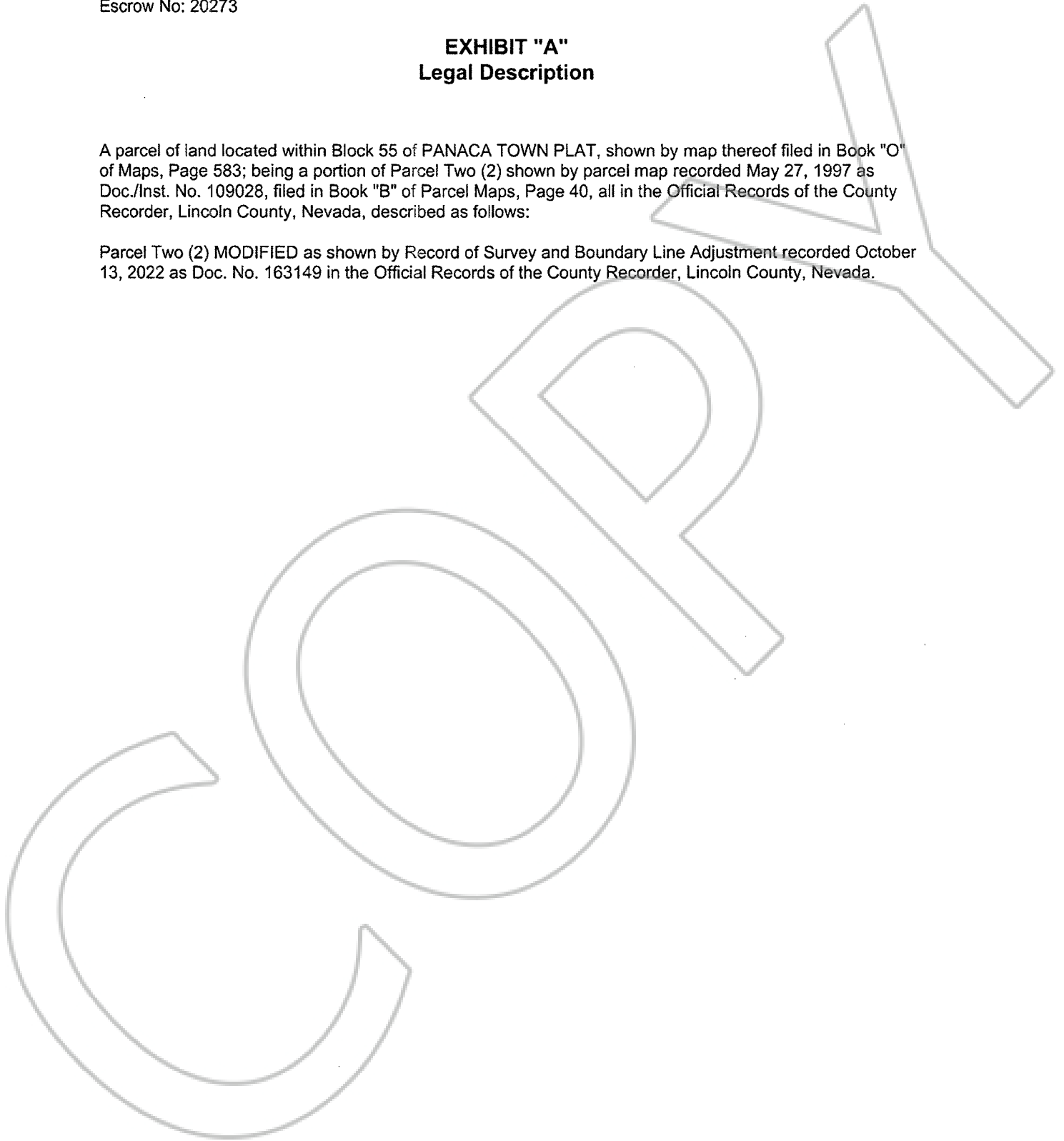
COPY

Escrow No: 20273

EXHIBIT "A"
Legal Description

A parcel of land located within Block 55 of PANACA TOWN PLAT, shown by map thereof filed in Book "O" of Maps, Page 583; being a portion of Parcel Two (2) shown by parcel map recorded May 27, 1997 as Doc./Inst. No. 109028, filed in Book "B" of Parcel Maps, Page 40, all in the Official Records of the County Recorder, Lincoln County, Nevada, described as follows:

Parcel Two (2) MODIFIED as shown by Record of Survey and Boundary Line Adjustment recorded October 13, 2022 as Doc. No. 163149 in the Official Records of the County Recorder, Lincoln County, Nevada.



STATE OF NV
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 002-162-05 _____
- 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
- Other

RECORDERS FOR OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a. Total Value/Sales Price of Property: \$85,000.00
- b. Deed in Lieu of Foreclosure Only(value of property): (0.00)
- c. Transfer Tax Value: \$85,000.00
- d. Real Property Transfer Tax Due \$331.50

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 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 *[Signature]* Capacity _____ Grantor's Agent _____
 Signature _____ Capacity _____ Grantee's Agent _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Ryan Cox Lee and Katie Beth Lee

Print Name: By: , Agt. _____
 Address: PO Box 705 _____
 City: Panaca _____
 State: Nevada Zip:89042 _____

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Orrin B. Dotson and Dawn M. Dotson

Print Name: By: , Agt. _____
 Address: PO BOX 311 _____
 City: Panaca _____
 State: Nevada Zip:89042 _____

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

Print Name: Mesquite Title Company _____ Escrow #: 20273 _____
 Address: 840 Pinnacle Ct. Building 3 _____
 City: Mesquite _____ State: NV Zip: 89027 _____

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