

APN: 06-071-03

Mail Tax Statements To:  
When Recorded Mail To:

Daniel Lee Syphus, Trustee  
THE DANIEL LEE SYPHUS REVOCABLE  
LIVING TRUST DATED DECEMBER 14, 2023  
3880 Quadrel Street  
Las Vegas, Nevada 89129

LINCOLN COUNTY, NV	<b>2023-166358</b>
\$37.00	
RPTT:\$0.00 Rec:\$37.00	<b>12/21/2023 10:13 AM</b>
CASSADY LAW OFFICES	Pgs=2 GRAFK
<b>OFFICIAL RECORD</b>	
AMY ELMER, RECORDER	E07

### QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is acknowledged,


**Daniel Lee Syphus**

does hereby RELEASE AND FOREVER QUITCLAIM to

**Daniel Lee Syphus, Trustee of  
The Daniel Lee Syphus Revocable Living Trust Dated December 14, 2023**

all the right, title and interest of the undersigned in and to real property located at 8539 Spring Valley Park Road, Pioche, Nevada 89043, in the County of Lincoln, State of Nevada, and legally described as follows:

**See Exhibit A for Legal Description**

  
\_\_\_\_\_  
**Daniel Lee Syphus**

STATE OF NEVADA                    )  
  )ss.  
COUNTY OF CLARK                )

On the 14 day of December, 2023, personally appeared before me, a Notary Public in and for said County and State, **Daniel Lee Syphus**, personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged that he executed the instrument.

  
\_\_\_\_\_  
NOTARY PUBLIC

	<b>HANNAH CRAWFORD</b>
	Notary Public, State of Nevada
	No. 22-6302-01
	My Appt. Exp. Oct. 17, 2026

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**See Exhibit A  
Legal Description**

PARCEL 1: A PART OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 5 ,  
TOWNSHIP 2 NORTH, RANGE 70 EAST, M.D.M., LINCOLN COUNTY. NEVADA.

COMMENCING ON THE SOUTH ONE-SIXTEENTH (1/16) LINE OF SECTION 5,  
TOWNSHIP 2 NORTH, RANGE 70 EAST AT A POINT WHICH BEARS NORTH  
89°12'30" EAST, ALONG THE SOUTH ONE-SIXTEENTH (1/16) LINE 137.75 FEET  
FROM THE SOUTH ONE-SIXTEENTH (1/16) CORNER COMMON TO SECTIONS 5  
AND 6, TOWNSHIP 2 NORTH, RANGE 70 EAST, M.D.M., THENCE NORTH 26°47'19"  
WEST 126.01 FEET; THENCE SOUTH 84°28'33" EAST, 312.12 FEET; THENCE SOUTH  
14°11'16" EAST, 204.17 FEET, THENCE SOUTH 79°43'40" WEST, 129. 76 FEET;  
THENCE NORTH 02°26'43" EAST, 140.71 FEET TO THE SOUTH ONE-SIXTEENTH  
(1/16) LINE. THENCE SOUTH 89°23'30" WEST 182. 25 FEET TO THE POINT OF  
BEGINNING.

PARCEL 2: A PARCEL OF LAND IN THE SOUTHWEST QUARTER (SW 1/4) OF THE  
SOUTHWEST QUARTER (SW 1/4) OF SECTION 5, TOWNSHIP 2 NORTH, RANGE 70  
EAST, M.D. B. & M., AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER (SW  
1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 5, AND RUNNING  
THENCE SOUTH 200 FEET, THENCE EAST 310 FEET, THENCE NORTHEASTERLY  
200 FEET, THENCE WEST 320 FEET, TO THE PLACE OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION OF LAND CONVEYED BY A DEED IN  
FAVOR OF THE STATE OF NEVADA RECORDED JUNE 27, 1977 IN BOOK 21 OF  
OFFICIAL RECORDS, PAGE. 61 AS FILE NO. 59856, LINCOLN COUNTY, NEVADA  
RECORDS, DESCRIBED AS FOLLOWS:

A PART OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 5, TOWNSHIP 2  
NORTH, RANGE 70 EAST, M.D.B. & M., LINCOLN COUNTY, NEVADA.  
COMMENCING AT THE SOUTH 1/16 CORNER COMMON TO SECTIONS 5 AND 6,  
TOWNSHIP 2 NORTH, RANGE 70 EAST, M.D.B. & M., THENCE NORTH 89°23'30"  
EAST, ALONG THE EAST-WEST SOUTH 1/16 LINE, 137.75 FEET, THENCE SOUTH  
26°47'19" EAST, 175.07 FEET, THENCE NORTH 79°43'40" EAST, 98.92 FEET,  
THENCE SOUTH 02°26'43" WEST, 59.58 FEET, THENCE SOUTH 89°23'30" WEST,  
310.00 FEET TO THE WEST LINE OF SAID SECTION 5, THENCE NORTH 0°25'00"  
WEST ALONG THE WEST LINE OF SECTION 5, 200 FEET TO THE POINT OF  
BEGINNING.

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 06-071-03
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY  
Book: \_\_\_\_\_ Page: \_\_\_\_\_  
Date of Recording: \_\_\_\_\_  
Notes: Trust on file. KG

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 Date of
- g)  Agricultural    h)  Mobile Home Notes:
- Other \_\_\_\_\_

3. Total Value/Sales Price of Property

Deed in Lieu of Foreclosure Only (value of property)

Transfer Tax Value:

Real Property Transfer Tax Due

\$ \_\_\_\_\_  
( \_\_\_\_\_ )  
\$ \_\_\_\_\_  
\$ \_\_\_\_\_

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 7

b. Explain Reason for Exemption: Transfer to or from a Trust without consideration

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 \_\_\_\_\_ Capacity Attorney

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

**(REQUIRED)**

**(REQUIRED)**

Print Name: **Daniel Lee Syphus**

Print Name: **Daniel Lee Syphus,  
Trustee of The Daniel Lee  
Syphus Revocable Living  
Trust Dated December 14,  
2023**

Address: 3880 Quadrel Street

Address: 3880 Quadrel Street

City: Las Vegas

City: Las Vegas

State: Nevada 89129

State: Nevada 89129

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

Print Name: CASSADY LAW OFFICES

Escrow #: \_\_\_\_\_

Address: 2400 W. Horizon Ridge Pkwy

City: Henderson

State: NV Zip: 89052