

A.P.N.: 006-041-74
File No: 13896-2670538 (TV)
R.P.T.T.: \$156.00

LINCOLN COUNTY, NV **2024-166515**
\$193.00
RPTT:\$156.00 Rec:\$37.00 01/11/2024 01:54 PM
FIRST AMERICAN TITLE INSURANCE COMPANY #2 KC
OFFICIAL RECORD
AMY ELMER, RECORDER

When Recorded Mail To: Mail Tax Statements To:
Ernie Sena and Jamie Sena
2217 Maple Shade Street
Henderson, NV 89002

GRANT, BARGAIN and SALE DEED

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

John Korkosz and Jennifer A. Korkosz, husband and wife as joint tenants with right of survivorship

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

Ernie Sena and Jamie Sena, husband and wife as joint tenants

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

A PORTION OF THE NORTHWEST QUARTER (NW1/4) OF SECTION 2, TOWNSHIP 4 NORTH, RANGE 67 EAST, M.D.B.&M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 1B FILED IN PLAT BOOK C, PAGE 137 AS FILE 125390 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

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.

John Korkosz
John Korkosz

Jennifer A. Korkosz
Jennifer A. Korkosz

John Korkosz

Jennifer A Korkosz

STATE OF

COUNTY OF

Maryland
Anne Arundel; ss.

This instrument was acknowledged before me on

1/5/2024

by

John Korkosz and Jennifer A. Korkosz.

[Signature]
Notary Public
(My commission expires: 8/25/24)

OLALEKAN ISAAC-ABIOLA
NOTARY PUBLIC
ANNE ARUNDEL COUNTY
MARYLAND
MY COMMISSION EXPIRES 08/25/2024

Olalekan Issac-
Abiola

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow
No. 13896-2670538.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 006-041-74
 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: \$40,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$40,000.00
 d) Real Property Transfer Tax Due \$156.00

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: X John Korkosz
 Signature: Jennifer A. Korkosz

Capacity: Grantor
 Capacity: Grantor

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

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

Print Name: John Korkosz and Jennifer A. Korkosz
 Address: 2829 Saddlebred Ct.
 City: Glenwood
 State: MD Zip: 21738

Print Name: Sena
 Address: 2217 Maple Shade Street
 City: Henderson
 State: NV Zip: 89002

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

Print Name: Company File Number: 13896-2670538 TV/ TV
 Address: 10000 W Charleston Blvd, Suite 180
 City: Las Vegas State: NV Zip: 89135

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