LINCOLN COUNTY, NV Rec:\$37.00 Total:\$37.00

WESTWOOD LAWP.C.

2024-166794

04/18/2024 10:23 AM

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OFFICIAL RECORD AMY ELMER, RECORDER

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RECORDING COVER PAGE

(Must be typed or printed clearly in BLACK ink only and avoid printing in the 1" margins of document)

APN# 12-100-09

(11 digit Assessor's Parcel Number may be obtained at: http://redrock.co.clark.nv.us/assrrealprop/ownr.aspx)

TITLE OF DOCUMENT (DO NOT Abbreviate)

(DO NOT Abbreviate)
QUIT CLAIM DEED
Document Title on cover page must appear EXACTLY as the first page of the docume to be recorded.
RECORDING REQUESTED BY:
J. David Westwood, Esq., Trustee
RETURN TO: Name WESTWOOD LAW, P.C.
Address 98 W. Harding Ave.
City/State/Zip Cedar City, UT 84720
MAIL TAX STATEMENT TO: (Applicable to documents transferring real property)
_{Name} Bradley K. Guymon, trustee
Address 131 N. 1225 W.
City/State/Zip Cedar City, UT 84720

This page provides additional information required by NRS 111.312 Sections 1-2.

To print this document properly, do not use page scaling.

P:\Common\Forms & Notices\Cover Page Template Oct2017

APN: 12-100-09
MAIL TAX STATEMENTS TO AND
WHEN RECORDED MAIL TO:
Bradley Guymon
3932 W. 175 S.
Cedar City, UT 84720

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: that Bradley Guymon, successor trustee of the Edwin O. Larson Living Trust, dated August 9, 2006, for good and other valuable consideration, does hereby Grant, Bargain, Sell and Convey to Bradley K. Guymon, trustee of the Bradley K. Guymon Family Trust, dated August 22, 2018, all right, title and interest in that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

Parcel: 12-100-09

Legal: SE ¼ NE ¼ OF SECTION 24, TOWNSHIP 2 SOUTH, RANGE 68 EAST, MT. DIABLO BASE MERIDIAN.

TOGETHER WITH all improvements thereon, all water and water rights, privileges and appurtenances thereunto appertaining, and specifically including all Federal Range Rights attached to or for which the above described land and water is commensurate property. Water rights are identified as Claims or Proof Numbers 03029 and 03030 on file with the Nevada Division of Water Resources at Carson City, Nevada.

WITNESS the hand of Bradley Guymon, successor trustee of the Edwin O. Larson Living Trust, dated August 9, 2006, this is day of March, 2024.

The Edwin O. Larson Living Trust

Dated August 9,2006

By: Bradley Guymon
Its: successor trustee

STATE OF UTAH

:ss)

COUNTY OF IRON

On the 1° day of March, 2024, before me, the undersigned, a Notary Public in and for said County of Iron, State of Utah, personally appeared Bradley Guymon, successor trustee of the the Edwin O. Larson Living Trust, dated August 9, 2006, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

Notary Public



STATE OF NEVADA DECLARATION OF VALUE

Assessor Parcel Number(s)	()
a. 12-100-09	\ \
b	<u> </u>
c	_ / / /
d.	_ \ \
2. Type of Property:	
a. Vacant Land b. Single Fam. Re	es. FOR RECORDERS OPTIONAL USE ONLY
c. Condo/Twnhse d. 2-4 Plex	BookPage:
e. Apt. Bldg f. Comm'l/Ind'l	Date of Recording:
- 	
g. Agricultural h. Mobile Home Other	Notes: Most on File-
3.a. Total Value/Sales Price of Property	- (/ / /
b. Deed in Lieu of Foreclosure Only (value of	nionastr /
c. Transfer Tax Value:	
•	\$
d. Real Property Transfer Tax Due	2
4 If Examption Claimed:	
4. If Exemption Claimed:	00 Sartian 7
a. Transfer Tax Exemption per NRS 375.0	unsfer to trust without consideration.
b. Explain Reason for Exemption:	Mister to trush - wander Consumation
5 D 1111 1 D 1 1 1 1 6	1 200 0/
5. Partial Interest: Percentage being transferred	
	nder penalty of perjury, pursuant to NRS 375.060
	d is correct to the best of their information and belief,
	d upon to substantiate the information provided herein.
	of any claimed exemption, or other determination of
	% of the tax due plus interest at 1% per month. Pursuant
to NRS 375.030, the Buyer and Seller shall be j	ointly and severally liable for any additional amount owed.
Ka Ma (\ \
Signature Milley Cuffy	Capacity: successor trustee
Was Market	
Signature / Signature / Signature	Capacity: trustee
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: Bradley Guymon, suc trustee	Print Name: Bradley K. Guymon, trustee
Address:3932 W. 175 S.	Address: 3932 W. 175 S.
City: Cedar City	City: Cedar City
State: UT Zip: 84720	State: UT Zip: 84720
COMPANY/PERSON REQUESTING RECO	ORDING (Required if not seller or buyer)
Print Name: Westwood Law, P.C.	Escrow#
Address: 98 W. Harding Ave.	
City: Cedar City, UT 84720	State: Zip:

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED