

LINCOLN COUNTY, NV **2024-166800**
\$37.00
RPTT:\$0.00 Rec:\$37.00 **04/22/2024 08:53 AM**
BARNEY MCKENNA & OLMSTEAD, P.C. Pgs=2 AK
OFFICIAL RECORD
AMY ELMER, RECORDER E07

WHEN RECORDED, MAIL TO:
Jeffery J. McKenna, Esq.
Barney McKenna & Olmstead, P.C.
P.O. Box 2710
St. George, UT 84771

MAIL TAX STATEMENTS TO:
John R. Beer
P.O. Box 621
Caliente, NV 89008

APN: 013-042-38

QUITCLAIM DEED
TRANSFER TAX EXEMPTION PER NRS 375.090, #7

THIS INDENTURE WITNESSETH: That **John Beer a/k/a John R. Beer, a single person**, Grantor, in consideration of the sum of Ten dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, do hereby quitclaim to **“John R. Beer, trustee, or successor trustee(s) of the John R. Beer Revocable Trust Dated March 27, 2024”**, as may be subsequently amended, whose address is P.O. Box 621, Caliente, NV 78007, Grantee, the following described tract of land in the County of Lincoln, State of Nevada, described as follows:

SEE EXHIBIT “A” ATTACHED HERETO

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

SUBJECT TO: Covenants, Conditions, Reservations, Rights, Rights of Way, Easements and Encumbrances now of record.

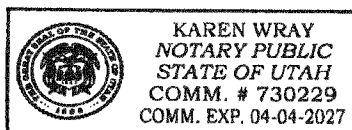
WITNESS the hand of Grantor, this 27th day of March, 2024.

John Beer
JOHN BEER

STATE OF UTAH)
) ss
COUNTY OF IRON)

On the 27th day of March, 2024, personally appeared before me, a Notary Public, JOHN BEER, 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.

Karen Wray
NOTARY PUBLIC



Attachment to that certain Quitclaim Deed executed by John Beer a/k/a John R. Beer, a single person, Grantor, to John R. Beer, trustee, or successor trustee(s) of the John R. Beer Revocable Trust Dated March 27, 2024, Grantee.

EXHIBIT "A" LEGAL DESCRIPTION

PARCEL 42B AS SHOWN ON PARCEL MAP FOR KENNETH M. PRICE AND JANE PRICE, FILED IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY ON DECEMBER 5, 1995, AS FILE NO. 104325, LOCATED IN A PORTION OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 67 EAST MDB&M.

EXCEPTING THEREFROM ALL OIL, GAS, SODIUM AND POTASSIUM IN THE LANDS SO PATENTED, TOGETHER WITH THE RIGHT OF THE UNITED STATES, ITS LESSEES, PERMITTEES OR LICENSEES TO PROSPECT FOR, MINE AND REMOVE THEM UNDER APPLICABLE PROVISIONS OF LAW, AS RESERVED BY THE UNITED STATES OF AMERICA IN DEED RECORDED SEPTEMBER 3, 1968, IN BOOK N-1, PAGE 330, DEED RECORDS, LINCOLN COUNTY, NEVADA.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 013-042-38
 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 ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: Trust on File - AK

3.a. Total Value/Sales Price of Property \$ _____
 b. Deed in Lieu of Foreclosure Only (value of property (_____)
 c. Transfer Tax Value: \$ _____
 d. 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 without consideration to or from a trust

5. Partial Interest: Percentage being transferred: _____ % 5. Partial Interest: Percentage being transferred required if the percentage is less than 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: Legal Assistant
 Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
 John Beer aka John R. Beer, a single per.
 Print Name: _____
 Address: P.O. Box 621
 City: Caliente
 State: NV Zip: 89008

BUYER (GRANTEE) INFORMATION
 Print Name: John R. Beer, TTEE / SUCTR(s)
 Address: P.O. Box 621
 City: Caliente
 State: NV Zip: 89008

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Barney, McKenna & Olmstead PC Escrow # _____
 Address: P.O. Box 2710
 City: St. George State: UT Zip: 84771