

LINCOLN COUNTY, NV **2024-166947**  
\$1,246.00  
RPTT:\$1209.00 Rec:\$37.00 **05/28/2024 04:52 PM**  
STEWART TITLE LAS VEGAS WARM SPRINGS, NV 89133  
OFFICIAL RECORD  
AMY ELMER, RECORDER

<b>A.P.N. No.:</b>	002-151-05
<b>R.P.T.T.</b>	\$1,209.00
<b>File No.:</b>	2327042 SE
<b>Recording Requested By:</b>	
<b>Stewart Title Company</b>	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
Debra Kay Sullivan, Megan Rae Robinson, and Kristine Leslie Cowley	
P.O. Box 118	
Pioche, NV 89043	

SIGNED IN COUNTERPART

### GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Robert George Dotson, Successor Trustee of The William L McCrosky and Mary Jeanett McCrosky Family Living Trust and Robert George Dotson, Successor Trustee of the Mary Jeanett McCrosky Children's Trust** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Debra Kay Sullivan and Megan Rae Robinson and Kristine Leslie Cowley, a married woman as her sole and separate property, as community property with right of survivorship,** all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

Situate in a portion of the Northwest Quarter (NW ¼) of Section 9, Township 2 South, Range 68 East, M.D.M., more particularly described as follows:

The South Four (4) feet of Lot Two (2) and the North One Quarter of Lot Three (3) in Block Twenty-Six (26) in the TOWN OF PANACA, as shown on the Official Map thereof recorded March 6, 1922 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, Page 34, Lincoln County, Nevada records, and further described as follows:

Beginning at the Northeast corner of said Lot Three (3) and running thence South along the West side of 4th Street a distance of 66 feet; thence running West at right angles a distance of 264 feet to the West line of said Lot Three (3); thence North along the West line of Lots 3 and 2, a distance of 70 feet; thence running East at right angles a distance of 264 feet to the West line of 4th Street; thence running South along the West line of 4th Street, a distance of 4 feet to the Point of Beginning.

ASSESSOR'S PARCEL NUMBER 002-151-05

**\*SUBJECT TO:**

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

SIGNATURES AND NOTARY ON PAGE 2  
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART

The William L McCrosky and Mary Jeanett  
McCrosky Family Living Trust

By: *Robert George Dotson*


Robert George Dotson, Successor Trustee

State of Nevada )  
County of Clark ) ss

This instrument was acknowledged before me on the 14<sup>th</sup> day of May, 2024  
By: Robert George Dotson as Successor Trustee of The William L McCrosky and Mary Jeanett  
McCrosky Family Living Trust

Signature: *Raschelle Suazo*  
Notary Public

My Commission Expires: 10-3-25

 RASCHELLE SUAZO  
NOTARY PUBLIC  
STATE OF NEVADA  
My Commission Expires: 10-03-25  
Certificate No: 24-8257-01

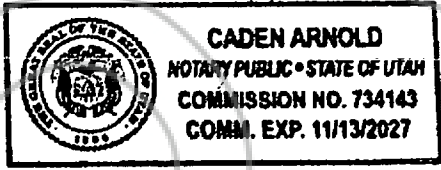
The Mary Jeanett McCorksy Children's Trust

By: Robert G. Dotson  
Robert George Dotson, Successor Trustee

State of ~~Nevada~~ Utah )  
County of ~~Lincoln~~ Washington ) ss

This instrument was acknowledged before me on the 26<sup>th</sup> day of May, 2024  
By: Robert Dotson as Successor Trustee of The William L McCrosky and Mary Jeanett McCrosky Family Living Trust

Signature: [Signature]  
Notary Public



My Commission Expires: 11/13/2027

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 002-151-05  
 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 \_\_\_\_\_

**FOR RECORDERS OPTIONAL USE ONLY**  
 Book \_\_\_\_\_ Page: \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: \_\_\_\_\_

3. a. Total Value/Sales Price of Property                      \$ 310,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    ( \_\_\_\_\_ )  
 c. Transfer Tax Value:    \$ 310,000.00  
 d. Real Property Transfer Tax Due                              \$ 1,209.00

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 [Handwritten Signature] Capacity Grantor as agent  
 Signature \_\_\_\_\_ Capacity Grantee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: The William L McCrosky and Mary Jeanett McCrosky Family Living Trust and Mary Janett McCrosky Children's Trust  
 Address: 802 W Slate Lane  
 City: Saint George  
 State: UT Zip: 84790

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Debra Kay Sullivan, Megan Rae Robinson, and Kristine Leslie Cowley  
 Address: P.O. Box 118  
 City: Pioche  
 State: NV Zip: 89043

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: Stewart Title Company Escrow # 2327042 SE  
 Address: 7251 W Lake Mead Blvd, Suite 350  
 City: Las Vegas State: NV Zip: 89128