

APN: 014-030-02 & 014-070-09
 MAIL TAX STATEMENTS TO:
 SHEILA K. SOUTHWICK, Trustee
 1183 East 1580 South
 St. George, UT 84790

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That SHEILA K. SOUTHWICK, for good and other valuable consideration, does hereby Grants, Bargain, Sell and Conveys to SHEILA K. SOUTHWICK, Trustee of the SHEILA SOUTHWICK TRUST, dated June 24, 2024, all of her right, title and interest in that real property situated in Lincoln County, State of Nevada, bounded and described as follows:

Her undivided 1/3 Interest in and to the following:

The South Half of the Southeast Quarter (S½ SE¼) of Section 8; and the Southwest Quarter of the Northwest Quarter (SW¼ NW ¼) of Section 16; and the East Half of the Northeast Quarter (E½ NE¼) of Section 17, all in Township 5 South, Range 69 East, Mount Diablo Base and Meridian.

EXCEPTING THEREFROM any portion thereof lying within the Union Pacific Railroad Co. right of way.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Witness her hand this 24th day of June, 2024.


Sheila Southwick

 SHEILA K. SOUTHWICK

STATE OF UTAH)
)
 COUNTY OF WASHINGTON)

ss.

On this 24th day of June, 2024, personally appeared before me SHEILA K. SOUTHWICK, the signer of the foregoing WARRANTY DEED, who duly acknowledged to me that she executed the same.

 SARAH FAIRCHILD
 Notary Public
 State of Utah
 My Commission Expires June 28, 2026
 Commission Number 725259

Sarah Fairchild

 Notary Public

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
a. 014-030-02
b. 014-070-09
c. _____

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	
Book _____	Page: _____
Date of _____	
Notes: Trust on File - AK	

- 3.a. Total Value/Sales Price of Property _____
b. Deed in Lieu of Foreclosure Only (value of (_____)
c. Transfer Tax Value: _____
d. Real Property Transfer Tax Due _____

4. **If Exemption Claimed:**
a. Transfer Tax Exemption per NRS 375.090, Section 07 _____
b. Explain Reason for Transfer without consideration to or from a trust.

5. Partial Interest: Percentage being 33.33%
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 Kurt A. Johnson Capacity: Attorney

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print
Name: Sheila K. Southwick
Address: 1183 East 1580 South
City: St. George
State: UT Zip: 84790

Sheila K. Southwick, Trustee of
the Sheila Southwick Trust, dated
Print Name: June 24, 2024
Address: 1183 East 1580 South
City: St. George
State: UT Zip: 84790

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

Print Kurt A. Johnson, Esq. P.C.
Address: 1079 East Riverside Drive, Ste. 201
City: St. George

Escrow # _____
State: UT Zip: 84790