

APN 003-142-10

LINCOLN COUNTY, NV **2024-167213**
RPTT:\$641.55 Rec:\$37.00
Total:\$678.55 **07/02/2024 03:56 PM**
NATHAN JESSOP Pgs=3 KC

After recording return to:

Nathan Jessop
% Tyler Heaton
PO Box 844
Panaca, NV 89042



OFFICIAL RECORD
AMY ELMER, RECORDER

GRANT, BARGAIN, AND SALE DEED

STATE OF NEVADA, LINCOLN COUNTY

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars (\$10.00) and other good and other good and valuable consideration paid to **FRANK TILTON JOHNSON**, (hereinafter known as the "Grantor"), Grantor hereby grants, bargains, sells, and conveys to **NATHAN JESSOP**, (hereinafter known as the "Grantee") the following described real estate in Lincoln County Nevada, to-wit:

As described in Lincoln county NV book 300 page 0706, doc # 148830:

East 7' of Lot 6 and all of Lot 7 & 8 in BLOCK B WEST END ADDITION TO THE CITY OF CALIENTE

TOGETHER WITH all the improvements thereon and appurtenances thereunto belonging or appertaining, and the reversions, remainders, rents, issues and profits thereof (the "Property").

AND warrant the title to the same, against any challenge claiming by, through, or under the Grantor, but not otherwise.

TO HAVE AND TO HOLD the said premises and Property together with the appurtenances, unto said Grantee and to their heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor(s) has executed and delivered this Deed as of the day and year witnessed below

Signatures on following page

[Signature]

Grantor's Signature

Name : Frank Johnson

Address: 6610 N 2300 W

Colorado City UT 84721

[Signature]

Grantee's Signature

Name : Nathan Jessop

Address: P.O. Box 594

New Harmony UT 84757

STATE OF Utah)

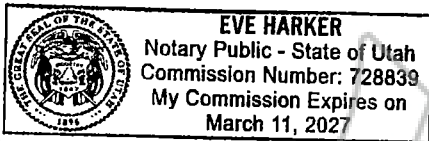
COUNTY OF Iron)

)
) ss.
)

Personally appearing before me, a Notary Public in and for said County and State,

Frank Tilton Johnson, and Nathan Jessop whose names are signed to the foregoing instrument, and who are known to me, or proved to me to be the person whose name(s) is subscribed to the above instrument, acknowledged before me on this day that being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand this 7/2/24 (mm/dd/yyyy)



[Signature]
Notary Public Signature

My Commission Expires: 3/11/27

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a. 003 - 142 - 10
- 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 \$ 164,452.
- b. Deed in Lieu of Foreclosure Only (value of property(-)
- c. Transfer Tax Value: \$ 164,452
- d. Real Property Transfer Tax Due \$ ~~838.71~~ 641.55

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: [Signature] Capacity: GRANTEE

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: FRANK TILTON JONHSON
 Address: FD BOX 844
 City: PANACA NV
 State: NV Zip: 89042

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: NATHAN JESSOP
 Address: 70 TYLER HETOM PO BOX 844
 City: PANACA
 State: NV Zip: 89042

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

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____