

LINCOLN COUNTY, NV

2024-167405

\$719.50

RPTT:\$682.50 Rec:\$37.00

09/05/2024 10:02 AM

FIRST AMERICAN TITLE INSURANCE COMPANY

OFFICIAL RECORD

AMY ELMER, RECORDER

A.P.N.: 002-074-11
File No: 16277-2677038 (RC)
R.P.T.T.: \$682.50

When Recorded Mail To: Mail Tax Statements To:
DMM Nevada Trust 2021
PO Box 534
Caliente, NV 89008

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Richard Alex Barr, Successor Trustee of the Richard and Janice Barr Trust, dated October 3rd, 2018

do(es) hereby *GRANT, BARGAIN and SELL* to

James Jones and Denise Mathis, as trustee of the DMM Nevada Trust 2021

the real property situate in the County of Lincoln, State of Nevada, described as follows:

Lot 66, in SUN GOLD MANOR UNIT NO. 1, plat of which was recorded September 30, 1952 as File No. 27842, in the Office of the County Recorder of Lincoln County, Nevada.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

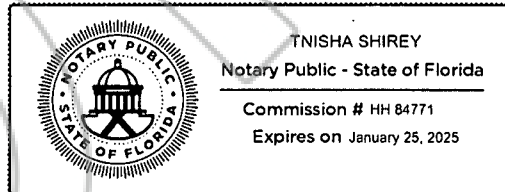
Richard and Janice Barr Trust, dated October 3rd, 2018

Richard Alex Barr
Richard Alex Barr, Executor

STATE OF Florida)
COUNTY OF Pasco) **ss.**

This instrument was acknowledged before me on 08/30/2024 by **Richard Alex Barr, Successor Trustee of the Richard and Janice Barr Trust, dated October 3rd, 2018.**

Tnisha Shirey
Notary Public
(My commission expires: 01/25/2025)



HH 84771

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 16277-2677038.

Notarized remotely online using communication technology via Proof.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 002-074-11
- 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$175,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$175,000.00
- d) Real Property Transfer Tax Due \$682.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: Richard Alex Barr

Capacity: Seller

Signature: _____

Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Richard and Janice Barr Trust,
dated October 3rd, 2018

Print Name: DMM Nevada Trust 2021

Address: PO Box 700612

Address: PO Box 534

City: Dallas

City: Caliente

State: TX Zip: 75370

State: NV Zip: 89008

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

Print Name: First American Title Insurance
Company

File Number: 16277-2677038 RC/ RC

Address: 2500 N Buffalo Dr Ste 130

City: Las Vegas

State: NV Zip: 89128

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)