

DOC # 0211715

03/19/2008

02:22 PM

**Official Record**

Recording requested By  
FIRST AMERICAN TITLE

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$16.00

Page 1 of 3

RPTT \$526.50

Recorded By: FS

Book- 0471 Page- 0037

A.P.N.: 001-077-01  
File No: 152-2347115 (MJ)  
R.P.T.T.: \$526.50



When Recorded Mail To: Mail Tax Statements To:  
Scott E. Egan and Ginalyn T. Egan  
Box 26 Unit 69000  
Apo, AE 09880-9000

***GRANT, BARGAIN and SALE DEED***

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

Deon Reynolds and Trish Reynolds, husband and wife as joint tenants with right of survivorship

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

Scott E. Egan and Ginalyn T. Egan, husband and wife as joint tenants with right of survivorship

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

**LOTS 3, 4, AND 5 OF BLOCK 0 AND OF BLOCK 3, AS THE SAME ARE DELINEATED AND DESCRIBED ON THE OFFICIAL PLAT OR MAP OF THE TOWNSITE OF EUREKA, APPROVED BY THE UNITED STATES GENERAL LAND OFFICE, ON NOVEMBER 19, 1937, ON FILE IN THE OFFICE OF THE COUNTY RECORDER, EUREKA COUNTY, NEVADA.**

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.

*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.

Date: 01/22/2008

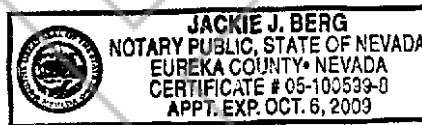
Deon Reynolds  
Deon Reynolds

Trish Reynolds  
Trish Reynolds

STATE OF **NEVADA** )  
 ) ss.  
COUNTY OF **EUREKA** )

This instrument was acknowledged before me on FEBRUARY 19, 2008 by Deon  
Reynolds and Trish Reynolds.

Jackie J. Berg  
Notary Public  
(My commission expires:  
10-06-2009)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **January 22, 2008** under Escrow No. **152-2347115**.

Jackie J. Berg  
On 03-03-08



Deon Reynolds appeared before me  
& signed this document.

Jackie Berg  
Notary Public  
03-03-08

STATE OF NEVADA     )  
                                  ) ss.  
COUNTY OF EUREKA    )

On 03-03, 20 08, personally appeared before me, a Notary Public,  
DEON REYNOLDS

who acknowledged that (he) executed the above instrument.

Jackie J. Berry  
NOTARY PUBLIC



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
a) 001-077-01  
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. Total Value/Sales Price of Property: \$135,000.00  
Deed in Lieu of Foreclosure Only (value of property) ( \$ )  
Transfer Tax Value: \$135,000.00  
Real Property Transfer Tax Due \$526.50

4. **If Exemption Claimed:**  
a. Transfer Tax Exemption, per 375.090, Section:  
b. Explain reason for exemption:

5. Partial Interest: Percentage being transferred: %  
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] 3/6/08 Capacity:  
Signature: [Signature] Capacity:

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
Deon Reynolds and Trish  
Print Name: Reynolds...  
Address: Post Office Box 1065  
City: Eureka  
State: NV Zip: 89316

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
Scott E. Egan and Ginalyn  
Print Name: T. Egan  
Address: Box 26 Unit 69000  
City: Apo, AE 09880-9000  
State: Zip:

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
First American Title Insurance  
Print Name: Company File Number: 152-2347115 MJ/MJ  
Address: 768 Aultman Street  
City: Ely State: NV Zip: 89301

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



STATE OF NEVADA  
DECLARATION OF VALUERecording requested By  
FIRST AMERICAN TITLE

## 1. Assessor Parcel Number(s)

- a) 001-077-01  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

Eureka County - NV

Mike Rebaleati - Recorder

Page 1 of 2 Fee: \$16.00  
 Recorded By: FS RPTT: \$526.50  
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 c) ☐ Condo/Twnhse d) ☐ 2-4 Plex  
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Book \_\_\_\_\_ Page: \_\_\_\_\_

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(\$ \_\_\_\_\_)

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Signature: \_\_\_\_\_

Capacity: seller

Signature: \_\_\_\_\_

Capacity: SELLERSELLER (GRANTOR) INFORMATIONBUYER (GRANTEE) INFORMATION

## (REQUIRED)

## (REQUIRED)

Deon Reynolds and Trish

Scott E. Egan and Ginalyn

Print Name: Reynolds

Print Name: T. Egan

Address: Post Office Box 1065

Address: Box 26 Unit 69000

City: Eureka

City: Apo, AE 09880-9000

State: NV Zip: 89316

State: \_\_\_\_\_ Zip: \_\_\_\_\_

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

First American Title Insurance

Print Name: Company

File Number: 152-2347115 MJ/LK

Address: 768 Aultman Street

City: Ely

State: NV

Zip: 89301

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