

DOC# 0216430

12/03/2010

10:51AM

Official Record

Recording Requested By
FIRST AMERICAN TITLE ELKO

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$15.00

Page: 001 of 002

RPTT: \$600.60

Recorded By FS

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A.P. No. 007-394-12
Escrow No. 151-2403683-JH/IJR
R.P.T.T. \$600.60

WHEN RECORDED RETURN TO:

Benjamin D. Randi
PO Box 24
Eureka, NV 89316

MAIL TAX STATEMENTS TO:

Grantee
PO Box 24
Eureka, NV 89316



0216430

GRANT, BARGAIN and SALE DEED

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

Bruce A. Reed and Deborah A. Reed, husband and wife, as joint tenants

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

Benjamin D. Randi, an unmarried man

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

PARCEL F, AS SHOWN ON THAT CERTAIN PARCEL MAP FOR WILLIAM AND LYNDA SALLES FILED IN THE OFFICE OF THE COUNTY RECORDER OF EUREKA COUNTY, STATE OF NEVADA, ON MAY 19, 1989, AS FILE NO. 127230, BEING A PORTION OF PARCEL "D" OF PARCEL MAP DOCUMENT NO. 117612, E1/2 SECTION 17, TOWNSHIP 20 NORTH RANGE 53 EAST, M.D.D. & M.

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.

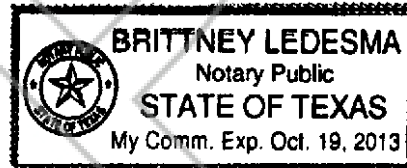
Date: 11/23/2010

Bruce A. Reed
Bruce A. Reed
Deborah A. Reed
Deborah A. Reed

STATE OF TEXAS)
 : ss.
COUNTY OF
Brazoria)

This instrument was acknowledged before me on
November 29, 2010 by
Bruce A. Reed and Deborah A. Reed.

[Signature]
Notary Public
(My commission expires: Oct 19, 2013)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 11/23/2010 under Escrow No. 151-2403683



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**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 007-394-12
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: \$154,000.00
b) Deed in Lieu of Foreclosure Only (value of (\$ _____)
c) Transfer Tax Value: \$154,000.00
d) Real Property Transfer Tax Due \$ 600.60

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: Benjamin D. Randi

Capacity: Buyer

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Bruce A. Reed and Deborah A.

Print Name: Reed

Address: 20322 County Road 510 C

City: Brazoria

State: TX Zip: 77422

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Benjamin D. Randi

Address: 591 El Toro

City: Eureka

State: NV Zip: 89316

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

First American Title Insurance

Print Name: Company

File Number: 151-2403683 JH/JH

Address: 524 Commercial Street

City: Elko

State: NV Zip: 89801

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



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