

DOC# 222185

11/28/2012

11:39AM

Official Record

Requested By
STEWART TITLE ELKO


Eureka County - NV

Mike Rebaleati - Recorder

Page: 1 of 3 Fee: \$16.00
Recorded By FS RPTT: \$448.50
Book- 0542 Page- 0156



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A.P.N. #	007-396-25
R.P.T.T.	\$448.50
Escrow No.	1051317-20
Recording Requested By:	
	
Mail Tax Statements To:	Same as below
When Recorded Mail To:	
Neli Terry	
PO Box 915	
Eureka, NV 89316	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Vanderbilt Mortgage ^{and} Finance, Inc., a corporation for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to Neil Terry and Alexandria Weaver-Terry, husband and wife as joint tenants, all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof for complete legal description.

SUBJECT TO:

1. Taxes for fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 11-13-2012

Vanderbilt Mortgage & Finance, Inc.

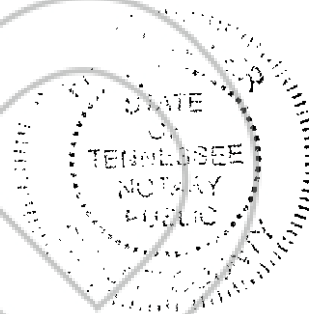
BY: Joseph G. Johnson
By: Joseph G. Johnson
Its: Authorized Agent

State of Tennessee } ss.
County of Bloant }

This instrument was acknowledged before me on 11-13-2012

By: Joseph G. Johnson

Signature: Paul Beal
Notary Public



(One Inch Margin on all sides of Document for Recorder's Use Only)

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**Exhibit A
LEGAL DESCRIPTION**

File Number: 1051317-20

Parcel F as shown on that certain Parcel Map for GARY and JONILYNN HALL filed in the Office of the County Recorder of Eureka County, State of Nevada, on August 19, 1988, as File No. 120755, being a portion of Parcel "D" of Parcel Map, Document No. 118810, E1/2 Section 17, TOWNSHIP 20 NORTH, RANGE 53 EAST, M.D.B.&M.

EXCEPTING THEREFROM all the oil and gas lying in and under said land as reserved by the U.S.A., in Patent recorded April 15, 1966, in Book 10, Page 331, Official Records, Eureka County, Nevada.

EXCEPTING THEREFROM an undivided one-half interest in and to all of their right, title and interest in the mineral rights lying in and under said land as reserved by EARL A. RASMUSSEN and LAVERNIA C. RASMUSSEN, as Co-Trustees of the RASMUSSEN TRUST, et al in deeds recorded March 26, 1996, in Book 294 and Pages 266 and 274, and recorded July 11, 1996, in Book 297, Pages 482, 485, 490, 494, 498 and 502, Official Records, Eureka County, Nevada

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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 007-368-25
 b) _____
 c) _____
 d) _____

2. Type of Property

- a) ☐ Vacant Land b) ☒ Single Family Residence
 c) ☐ Condo/Townhome d) ☐ 2-4 Flex
 e) ☐ Apartment Bldg. f) ☐ Commercial/Industrial
 g) ☐ Agricultural h) ☐ Mobile Home
 i) ☐ Other _____

3. Total Value/Sale Price of Property

\$175,000.00

Owed in Lieu of Foreclosure Only (Value of Property)

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Transfer Tax Value

\$115,000.00

Real Property Transfer Tax Due:

\$448.00

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 375.090 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 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 375.090, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature:

Capacity:

GrantorVanderbilt Mortgage & Finance, Inc.

Signature:

Capacity:

GranteeNell Terry

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

Print Name: Vanderbilt Mortgage & Finance, Inc.Print Name: Nell Terry, GranteeAddress: PO Box 4007Address: PO Box 915City/State/Zip: Memphis, TN 37804City/State/Zip: Eureka, NV 89310

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: Stewart Title CompanyEscrow No: 1061317-20Address: 810 Main StreetCity: ElkoState: NVZip: 89801