

DOC# 223589

12/20/2012

03:37PM

Official Record

Requested By
FIRST AMERICAN TITLE ELKO

Eureka County - NV

Mike Rebaleati - Recorder

Page: 1 of 2 Fee: \$15.00

Recorded By FS RPTT: \$156.00

Book- 0546 Page- 0065



0223589

A.P. No. 002-035-19

Escrow No. 151-2438520-JH/VT

R.P.T.T. \$156.00

WHEN RECORDED RETURN TO:

Jon Shirley and Jo Beth Allen
1055 Joshua Drive
Reno, NV 89509

MAIL TAX STATEMENTS TO:

1055 Joshua Drive
Reno, NV 89509

GRANT, BARGAIN and SALE DEED

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

Juan J Valdez as sole and separate

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

The Jon Shirley and Jo Beth Allen Family Trust

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

**LOT 28 OF BLOCK 15 OF CRESCENT VALLEY RANCH & FARMS UNIT NO. 1, AS PER
MAP RECORDED IN SAID COUNTY AS FILE NO. 34081.**

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.

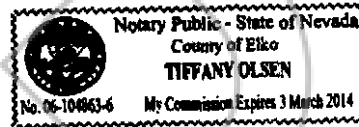
Date: 12/10/2012

Juan J Valdez
Juan J Valdez

STATE OF NEVADA)
 : ss.
COUNTY OF ELKO)

This instrument was acknowledged before me on
December 14, 2012 by
Juan J Valdez.

Tiffany Olsen
Notary Public
(My commission expires: 3-3-2014)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
12/10/2012 under Escrow No. 151-2438520



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STATE OF NEVADA
DECLARATION OF VALUE

DOC# DV-223589

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1. Assessor Parcel Number(s)

a) 002-035-19

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:

\$40,000.00

b) Deed in Lieu of Foreclosure Only (value of

(\$)

c) Transfer Tax Value:

\$40,000.00

d) Real Property Transfer Tax Due

\$ 156.00

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: _____

Capacity: _____

SELLER

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Juan J Valdez

Jon Shirley and Jo Beth

Address: P.O. Box 531

Print Name: Allen

Address: 1055 Joshua Drive

City: Shandon

City: Reno

State: CA Zip: 93461

State: NV Zip: 89509

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

First American Title Insurance

Print Name: Company

File Number: 151-2438520 JH/r/p

Address: 526 Idaho Street

City: Elko

State: NV Zip: 89801

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