

APN:005-210-12

**Mailing Address of Grantee or Other Person Requesting
Recording:**

Wilson | Barrows | Salyer | Jones
442 Court Street
Elko, Nevada 89801

Mail Tax Statements to:

Betty Howe
2112 Cliffside Drive
Plano, TX 75023

DOC# 224806

08/27/2013

02:11PM

Official Record

Requested By
WILSON BARROWS SALYER JONES

**Eureka County - NV
Mike Rebaleati - Recorder**

Page: 1 of 4 Fee: \$17.00

Recorded By FS RPTT: \$0.00

Book- 0554 Page- 0267



0224806

Social Security Number Affirmation Statement:

☒ In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does not contain personal information, including full social security number of any person;

-OR-

☐ In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does contain personal information, including full social security number of a person.

Tiffany Eklund

Legal Secretary

Name

Title

Signature

Title of Document Recorded:

DEED UPON DEATH

WILSON | BARROWS | SALYER | JONES

442 Court Street | Elko, Nevada 89801 | 775.738.7271

Deed Upon Death

FOR VALUE RECEIVED, effective upon the death of the last surviving Grantor as hereinafter provided, the undersigned Grantor(s) hereby grants, bargains and sells the following property in the County of Eureka, State of Nevada, to the following Grantee:

Grantor No. 1: Betty L. Howe, a widow

Grantee No. 1: Nolan R. Domain

Taking title as: His sole and separate property, and to his heirs, personal representatives, successor and assigns.

Estate conveyed: Fee simple.

Legal description of property conveyed:

Township 30 North, Range 48 East, M.D.B. &M.

Section 15: N ½ of the NE 1/4 of the SE 1/4

TOGETHER WITH all buildings and improvements situate thereon.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof.

Effective Date: This Deed Upon Death is made pursuant to the Nevada Uniform Real Property Transfer on Death Act. This Deed does not become effective unless and until the death of the last living Grantor while still owning any right, title and interest in the property conveyed.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR(S). THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR(S) WHICH CONVEY THE

WILSON | BARROWS | SALYER | JONES

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SAME REAL PROPERTY PURSUANT TO THE NEVADA UNIFORM REAL PROPERTY TRANSFER ON DEATH ACT, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF THE GRANTOR(S) IN THE SAME REAL PROPERTY.

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

Special Provisions:

1. The effectiveness of this Deed may be established by the recordation of an of Death of Grantor Affidavit with a certified copy of the Death Certificate of the last living Grantor while still owning any right, title and interest in the property conveyed.
2. Grantor does not designate a successor in interest to the Grantee(s).
3. This Deed may be revoked at any time by the Grantor(s). The revocation is valid only if executed and recorded as provided by law in the office of the county recorder of the county in which the property is located before the death of the Grantor(s) who executes the revocation.
4. If: (A) Grantor(s) revokes this Deed during lifetime of Grantor(s) by: (1) a unconditional deed conveying the property to Grantor; or (2) a written revocation referring to this Deed; or (B) all persons constituting Grantor(s) transfers all right, title and interest in the property to another person during the lifetime of Grantor(s); or (C) all persons constituting Grantee die before the death of Grantor(s), this Deed shall become void on the occurrence of any such event.
5. If a Grantor(s) executes and records more than one deed concerning the same real property, the deed that is last recorded before the death of the owner is the effective deed.
6. A deed created pursuant to the Nevada Uniform Real Property Transfer on Death Act is valid only if executed and recorded as provided by law in the office of the county recorder of the county in which the property is located before the death of the Grantor.

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7. The Nevada Uniform Real Property Transfer on Death Act, as amended from time to time, is hereby incorporated into this Deed by this reference and shall prevail over any inconsistent provision herein.

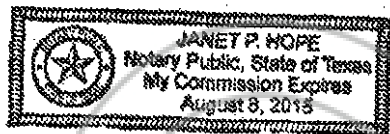
DATED: 8/16/2013

GRANTOR(S):

Betty L. Howe
Betty L. Howe

STATE OF TEXAS)
) ss.
COUNTY OF COLLIN)

This instrument was acknowledged before me on 16th day of August 2013, by Betty L. Howe.



[Signature]
Notary Public

13070152rgb.wpd
July 30, 2013

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Official Record

Requested By

WILSON BARROWS SALYER JONES

FOR RE

Eureka County - NV

Document/ Mike Rebaleati - Recorder

Page: 1 of 1

Fee: \$17.00

Book: Recorded By FS

PRTT: \$0.00

Date of Recording:

Notes:

State of Nevada
Declaration of Value

1. Assessor Parcel Number(s)

a) 005-210-12

b)

c)

d)

2. Type of Property:

a) ☐ Vacant Land b) ☒ Single Fam. Res.c) ☐ Condo/Twnhse d) ☐ 2-4 Plexe) ☐ Apt. Bldg. f) ☐ Comm'l/Ind'lg) ☐ Agricultural h) ☐ Mobile Homei) ☐ Other

3. Total Value/Sales Price of Property:

\$

Deed in Lieu of Foreclosure Only (value of property)

\$

Transfer Tax Value per NRS 375.010, Section 2:

\$

Real Property Transfer Tax Due:

\$

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, Section: 10

b. Explain Reason for Exemption: Transfer of real property by deed which becomes effective upon the death of grantor.

5. Partial Interest: Percentage being transferred: 0 %

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 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 Attorney

Signature

Capacity

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Betty L. Howe

Address: 2112 Cliffside Drive

City: Plano

State: TX

Zip: 75023

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Nolan R. Domain

Address: 2112 Cliffside Drive

City: Plano

State: TX

Zip: 75023

COMPANY REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Wilson Barrows Salyer Jones

Escrow #

Address: 442 Court Street

City: Elko

State: NV

Zip: 89801