

A.P. No. 001-051-05
Escrow No. 151-2468066-TO/VT
R.P.T.T. \$600.60

WHEN RECORDED RETURN TO:
Clint S. Tognotti and Maria E. Tognotti
P.O. Box 499
Eureka, NV 89316

MAIL TAX STATEMENTS TO:
P.O. Box 499
Eureka, NV 89316

DOC# 227722

08/28/2014

11:01AM

Official Record

Requested By
FIRST AMERICAN TITLE ELKO

Eureka County - NV
Mike Rebaleati - Recorder

Page: 1 of 3 Fee: \$16.00
Recorded By LH RPTT: \$600.60
Book- 0569 Page- 0124



0227722

GRANT, BARGAIN and SALE DEED

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

Laura Carlson, an unmarried woman

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

Clint S. Tognotti and Maria E. Tognotti, 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:

PARCEL 1:

A PORTION OF LOT 2, BLOCK 95, IN THE TOWN OF EUREKA, COUNTY OF EUREKA, STATE OF NEVADA, AS SHOWN ON THE OFFICIAL MAP NOW ON FILE IN THE OFFICE OF THE COUNTY RECORDER, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF BLOCK 78;

THENCE SOUTH 80 DEGREES 51 MINUTES WEST, A DISTANCE OF 46.45 FEET TO THE NORTHEAST CORNER OF BLOCK 95;

THENCE SOUTH 10 DEGREES 31 MINUTES EAST, A DISTANCE OF 100.00 FEET TO THE NORTHEAST CORNER OF LOT 2, BLOCK 95, THE TRUE POINT OF BEGINNING

THENCE SOUTH 10 DEGREES 31 MINUTES WEST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 52 DEGREES 27 MINUTES WEST, A DISTANCE OF 51.96 FEET;

THENCE NORTH 13 DEGREES 08 MINUTES 11 SECONDS EAST, A DISTANCE OF 26.64 FEET;

THENCE NORTH 79 DEGREES 29 MINUTES WEST, A DISTANCE OF 47.50 FEET TO THE TRUE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS LEGAL DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED OCTOBER 30, 1989 IN BOOK 205, PAGE 304 AS DOCUMENT NO. 130568.

PARCEL 2:

**LOT 3, BLOCK 95, IN THE TOWN OF EUREKA, COUNTY OF EUREKA, STATE OF NEVADA,
AS SHOWN ON THE OFFICIAL MAP NOW ON FILE IN THE OFFICE OF THE COUNTY.**

**EXCEPTING THEREFROM THAT PORTION DEEDED TO MARY JEAN LABARRY
RECORDED OCTOBER 30, 1989 IN BOOK 205, PAGE 301 AS DOCUMENT NO. 130567
FILED IN THE EUREKA COUNTY RECORDER'S OFFICE.**

PARCEL 3:

**LOT 4, BLOCK 95, IN THE TOWN OF EUREKA, COUNTY OF EUREKA, STATE OF NEVADA,
AS SHOWN ON THE OFFICIAL MAP NOW ON FILE IN THE OFFICE OF THE COUNTY.**

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: 08/05/2014



227722

Book: 569 08/28/2014
Page: 125 2 of 3

Laura M Carlson
Laura Carlson

STATE OF IDAHO)
 : ss.
COUNTY OF)
Ada

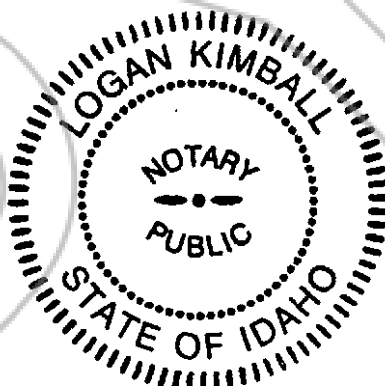
This instrument was acknowledged before me on

8-6-2014 by

Laura Carlson

Logan J. Kimball
Notary Public

(My commission expires: 08-11-16)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 08/05/2014 under Escrow No. 151-2468066



227722

Book: 569 08/28/2014
Page: 126 3 of 3

STATE OF NEVADA
DECLARATION OF VALUE

DOC# DV-227722

08/28/2014

11:01AM

Official Record

Requested By

FIRST AMERICAN TITLE ELKO

Eureka County - NV

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Page: 1 of 1

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1. Assessor Parcel Number(s)

- a) 001-051-05
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.

X Signature: Laura M. Carlson

Capacity: Grantor

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Laura Carlson

Address: P.O. Box 7042

City: Boise

State: ID Zip: 83707

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Clint S. Tognotti and Maria

Print Name: E. Tognotti

Address: 290 Sheridan Street

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: 151-2468066 TO/kc

Address: 526 Idaho Street

City: Elko

State: NV

Zip: 89801

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