

DOC # 0229845

09/14/2015

01:35 PM

Official Record

Recording requested By
MIKE KINCADE

Eureka County - NV

Sara Simmons - Recorder

Fee: \$40.00

Page 1 of 2

RPTT: \$40.95

Recorded By: LH

Book- 584 Page- 0038



0229845

ASSESSOR PARCEL NO. 005-300-03

NOTE: Deed prepared by Grantor below.

NAME: Mike Kincade

ADDRESS: 4720 Loch Lomond Dr

CITY/ST/ZIP: Carmichael, CA 95608

WHEN RECORDED MAIL TO (GRANTEE):

MAIL TAX STATEMENTS TO (GRANTEE):

NAME: Cara C. Coppinger

ADDRESS: 644 Prosser Hollow Rd

CITY/ST/ZIP: Oneonta, NY 13820

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, receipt of which is acknowledged, the Grantor (Seller) whose name(s) is/are.

Mike Kincade

Does convey and specially warrants to:

Cara C. Coppinger

Grantee, the following described real property free of encumbrances created by the Grantor, situated in:

Eureka County, Nevada

T30N, R49E, SEC. 7 NW4 Lot 3; E2 Lot 3

Witness Whereof, my hand has been set on

Aug 31, 2015

Signature in line above

Print on line above

Signature on line above

Print on line above

Please see attached document. SP 8/21/15

State of California, County of _____

Subscribed and sworn to (or affirmed) before me on this

_____ day of _____, _____ by _____

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature _____ (seal)

CALIFORNIA JURAT WITH AFFIANT STATEMENT

GOVERNMENT CODE § 8202

☐ See Statement Below (Lines 1-5 to be completed only by document signers, not notary)

☐ See Attached Document (Notary to cross out lines 1-6 Below)

1 _____
2 _____
3 _____
4 _____
5 _____
6 _____

Signature of Document Signer No. 1

Signature of Document Signer No. 2

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or the validity of this document

State of California

Subscribed and Sworn to (or Affirmed) before me

County of Sacramento

on this 31st day of August 2015

(1) Mike Kinsade
(2) _____

Proven to me on the basis of satisfactory evidence to be the
to be the person (s) who appeared before me.

Notary Seal

Signature of Notary Public

Optional

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Type of Document: Warranty Deed

Document Date: 8/31/15

Attestation of Affirmation before the Notary Public

I have willingly appeared before the Notary Public present today and have Sworn to (or Affirmed) the statements within this document to be true and correct.

Right Thumb Print
of Signer 1

Right Thumb Print
of Signer 2

Signature Signer #1

Signature Signer #2



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JURAT

STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-229845

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1. Assessor Parcel Number(s)

a) 005-300-03

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
☐ Other

3. Total Value/Sales Price of Property

Deed in Lieu of Foreclosure Only (value of property)

Transfer Tax Value:

Real Property Transfer Tax Due

\$ 10,284.00

(

\$

\$ 40.95

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 375.060 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

CARA COPPINGER

Signature

MIKE KINCADE

Capacity Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Name Mike Kincade

Address: 4720 Loch Lomond Dr

City: Carmichael

State: CA Zip 95608

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Cara C. Coppinger

644 Prosser Hollow Rd

Oneonta, NY 13820

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

Print Name: _____

Escrow # _____

Address: _____

City: _____

State: _____

Zip: _____

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

Recording requested By
MIKE KINCADE

Eureka County - NV

Sara Simmons - Recorder

F

D

Page 1 of 1 Fee: \$40.00

B

Recorded By: LH RPT: \$40.95

D

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Notes: