

<b>A.P.N. No.:</b>	007-380-46
<b>R.P.T.T.</b>	\$877.50
<b>Escrow No.:</b>	01415-20429
<b>Recording Requested By:</b>	
Stewart Title	
<b>Mail Tax Statements To:</b>	Same as below
<b>When Recorded Mail To:</b>	
Melvin E Arviso	
PO Box 450	
Eureka, NV 89316	

**DOC# 231064**

04/05/2016

03:49PM

**Official Record**

Requested By

STEWART TITLE ELKO

**Eureka County - NV**

**Sara Simmons - Recorder**

Page: 1 of 3

Fee: \$16.00

Recorded By LH

RPTT: \$877.50

Book- 0589 Page- 0313



0231064

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That

**John McMahan and Sheri McMahan, as husband and wife as joint tenants**

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

**Melvin E Arviso and Chae Suk Ensley, as 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 the 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: 02-26-2016

John McMahan  
John McMahan

Sheri McMahan  
Sheri McMahan

State of Nevada

)  
) ss.  
)

County of Elko

This instrument was acknowledged before me on the

26<sup>th</sup> day of February, 2016

By: John McMahan and Sheri McMahan

Signature:

Cherisse A. Hayward  
Notary Public



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

File Number: 01415-20429

Lot A of PARCEL NO. 2, as shown on that certain Parcel Map for RICHARD and CINDY VAN VLIET, filed in the Office of the County Recorder of Eureka County, Nevada, on April 6, 1989 as File No. 126925, located in a portion of Lot 11, Section 28, 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 United States of America, in Patent recorded December 30, 1965, in Book 9, Page 422, Official Records of Eureka County, Nevada.

FURTHER EXCEPTING THEREFROM 1/2 of all mineral rights, oil or gas lying in and under said land as reserved by EDWIN C. BISHOP and LETA B. BISHOP, his wife, in deed recorded August 23, 1978, in Book 65, Page 317, Official Records, Eureka County, Nevada.

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

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**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 007-380-46 \_\_\_\_\_  
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 RECORDER'S OPTIONAL USE ONLY**

Book: \_\_\_\_\_ Page: \_\_\_\_\_

Date of Recording: \_\_\_\_\_

Notes: \_\_\_\_\_

**3. Total Value/Sale Price of Property**

\$225,000.00

Deed in Lieu of Foreclosure Only (value of Property) (\_\_\_\_\_)

Transfer Tax Value: \_\_\_\_\_ \$225,000.00

Real Property Transfer Tax Due: \_\_\_\_\_ \$877.50

**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 \_\_\_\_\_

John McMahan

Capacity Grantor

Signature \_\_\_\_\_

Melvin E. Arviso

Capacity Grantee

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**

Print Name: John McMahan  
Address: PO Box 1024  
City: Eureka  
State: NV Zip: 89316

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**

Print Name: Melvin E Arviso  
Address: PO Box 450  
City: Eureka  
State: NV Zip: 89316

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

Print Name: Stewart Title Company    Escrow #: 01415-20429  
Address: 810 Idaho Street  
City: Elko    State: NV    Zip: 89801

**AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED**