


A.P.N. No.:	007-393-17
R.P.T.T.	\$760.50
Escrow No.:	01415-24432
Recording Requested By:	
Stewart Title	
Mail Tax Statements To:	Same as below
When Recorded Mail To:	
Trent Gordon	
PO Box 691	
Eureka, NV 89316	

DOC# 232597
02/03/2017 03:43PM
Official Record
Requested By
STEWART TITLE ELKO
Eureka County - NV
Lisa Hoehne - Recorder
Page: 1 of 3 Fee: \$16.00
Recorded By CH RPTT: \$760.50
Book- 0599 Page- 0111

0232597

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Clayton E. Nicholes and Melodie L. Nicholes, as husband and wife, who acquired title as Clayton E. Nicholes and Melodies L. Nicholes** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Trent Gordon, a single man**, all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

Parcel A as shown on that certain Parcel Map for E. A. and L. C. Rasmussen filed in the office of the County Recorder of Eureka County, State of Nevada, on January 6, 1998, as File No. 115499, being a portion of Lot 3 of Parcel F of Large Division Map, E1/2 of Section 17, 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 April 15, 1966, in Book 10, Page 331, Official Records of Eureka County, Nevada.

SUBJECT TO:

1. Taxes for the fiscal year: 2016-2017
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: _____

Clayton E. Nicholes
Clayton E. Nicholes

Signed in Counterpart
Melodie L. Nicholes

State of _____)
County of _____) ss.

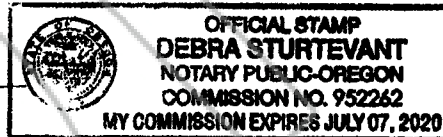
This instrument was acknowledged before me on the _____ day of _____,
By: Melodie L. Nichols

Signature: _____
Notary Public

State of Oregon)
County of Union) ss.

This instrument was acknowledged before me on the 9 day of January, 2017
By: Clayton E. Nichols

Signature: Debra Sturtevant
Notary Public



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

Page 2 of 2



232597

Book: 599 02/03/2017
Page: 112 2 of 3

Dated: 11/6/17

Clayton E. Nicholes

Melodie L. Nicholes
Melodie L. Nicholes

State of NEVADA

)
) ss.
)

County of Elko

This instrument was acknowledged before me on the 16th day of Jan., 17
By: Melodie L. Nichols

Signature: Tiffany Olsen

Notary Public



Notary Public - State of Nevada
County of Elko
TIFFANY OLSEN

No. 06-104863-6 My Commission Expires March 3, 2018

State of _____

)
) ss.
)

County of _____

This instrument was acknowledged before me on the _____ day of _____
By: Clayton E. Nichols

Signature: _____

Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

DOC# DV-232597

02/03/2017

03:43PM

Official Record

Requested By
STEWART TITLE ELKO

Eureka County - NV

Lisa Hoehne - Recorder

Page: 1 of 1

Fee: \$16.00

Recorded By CH

PRTT: \$760.50

1. Assessor Parcel Number(s)

a) 007-393-17

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

\$195,000.00

Deed in Lieu of Foreclosure Only (value of Property) (_____)

Transfer Tax Value:

\$195,000.00

Real Property Transfer Tax Due:

\$760.50

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 _____

Capacity Grantor

Clayton E Nicholes

Signature _____

Capacity Grantee

Trent D Gordon

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

Print Name: Clayton E. Nicholes, et ux

Address: P.O. Box 410

City: Eureka

State: NV Zip: 89316

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

Print Name: Trent D Gordon

Address: PO Box 691

City: Eureka

State: NV Zip: 89316

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

Print Name: Stewart Title Company

Escrow #: 01415-24432

Address: 810 Idaho Street

City: Elko

State: NV

Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED