

RECORDING REQUESTED BY:

Ferras & Daniel Ballan)
8 Scotsburn Avenue, South Oakleigh)
Melbourne, Victoria Zip: 3167)
Australia)

DOC # 0232696

03/10/2017

11:49 AM

Official Record

Recording requested By
KENT TAYLOR

Eureka County - NV

Lisa Hoehne - Recorder

Fee: \$14.00

Page 1 of 1

RPTT: \$5.85

Recorded By: CH

Book- 599 Page- 0369

SEND FUTURE TAX STATEMENTS TO:

AND WHEN RECORDED MAIL TO:

KENT TAYLOR)
5402 Bull Run Circle)
Austin, Texas 78727)



GRANT DEED

Ferras Ballan & Daniel Ballan, single persons, as Grantor for the consideration of One Thousand Two Hundred and Fifty Dollars (\$1250.00), hereby conveys, grants and deeds to **Kent Taylor**, a single person, as Grantee, the real property locally known as, and furthermore described as: **APN#005-420-02 ; T 29N, R 48E, SEC 1, SE4SW4NE4, 10.93 ACRES, Eureka County, Nevada.**

On this 14th day of February 2017, in the City of Melbourne,

State of Victoria, Country of Australia, I/we herewith sign this Grant Deed.

Ferras Ballan

Daniel Ballan

State of Victoria)

Country of Australia)

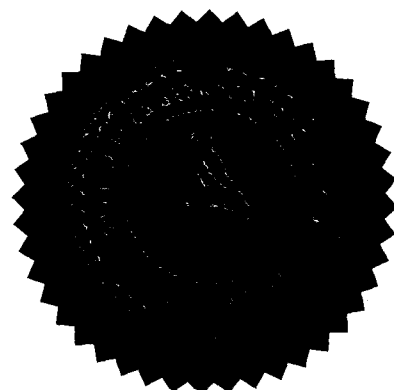
City of Melbourne)

On this the 14th day of February, 2017, before me, the undersigned, a notary public in and for said County and State, personally appeared **Ferras Ballan and Daniel Ballan**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that ~~he/she~~ they executed the same in ~~his/her~~ their authorized capacity(ies), and that by ~~his/her~~ their signature(s) on the instrument the person(s), or entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature of Notary

CHARLES BERNARD GORE BRETT
NOTARY PUBLIC
LEVEL 1, 12 COLLINS STREET
MELBOURNE, VICTORIA
AUSTRALIA



STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-232696

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1. Assessor Parcel Number (s)

- a) 005-420-02
b) _____
c) _____
d) _____

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2. Type of Property:

- a) ☒ Vacant Land b) ☐ Single Family Res
c) ☐ Condo/Twnhse d) ☐ 2-4 Plex
e) ☐ Apt Bldg. f) ☐ Comm'l/Ind'l
g) ☐ Agricultural h) ☐ Mobile Home
i) ☐ 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: _____

\$ 1250.-
\$ ()
\$ 1250.-
\$ 3.90

4. If Exemption Claimed:

- a) Transfer Tax Exemption, per NRS 375.090, Section: _____
b) Explain Reason for Exemption: _____

Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, the information provided is correct to the best of their information 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 [Signature]

Signature _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Ferras + Daniel Ballan
Address: 8 Scottsburn Ave, South Oakley
City: Melbourne
State: Victoria Zip: 3167
Australia

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Kent Taylor
Address: 5402 Bull Run Circle
City: Austin
State: TX Zip: 78727

COMPANY/PERSON REQUESTING RECORDING
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Buyer Escrow # _____
Address: _____
City: _____ State: _____ Zip: _____