

GRANT, BARGAIN, and SALE DEED

APN: 002-023-14

EUREKA COUNTY, NV 2017-234147
RPTT \$58 50 Rec \$35 00
Total \$93 50 12/04/2017 01:18 PM
AARON HAWKINS Pgs=2



LISA HOEHNE, RECORDER

RECORDING REQUESTED BY AND MAIL TAX STATEMENT TO
Name: Aaron Hawkins
Address: 2132 N. Sumack Circle
City/State/Zip: Cedar City UT 84721

THIS INDENTURE WITNESS That the GRANTOR(S): CHRIS J SIRANI
JENNIFER L MILLER SIRANI for and in consideration of
_____ Dollars (\$ 15000.⁰⁰) the receipt of which is hereby
acknowledged, do hereby GRANT, BARGAIN, SALE AND CONVEY to GRANTEE(S): _____

Aaron and Eve Hawkins whose address is
(if applicable): Lot #17 block 4 CURF Unit #1, situate in
the City of Crescent Valley, County of Eureka, State of Nevada.

All that certain property in the County of Eureka, State of Nevada bounded and described as follows:
(Set forth legal description)

CRESCENT VALLEY FARM & RANCH
UNIT # 1
LOT # 17
Block # 4

Together with all and singular hereditament and appurtenances thereunto belonging or in any way appertaining to. In Witness Whereof, I/We have hereunto set my hand/our hands on

CHRIS J SIRANI
Signature of Grantor

Jennifer L Miller Sirani
Signature of Grantor

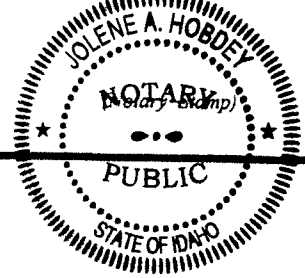
CHRIS J SIRANI
Print or type name here

Jennifer L Miller Sirani
Print or type name here

~~STATE OF NEVADA~~) IDAHO
~~COUNTY OF EUREKA~~) EMMORE

This instrument was acknowledged before me on (date) Oct 31, 2017.
By (person(s) appearing before notary public) Chris and Jennifer Sirani

Jolene Hobdey
Notary Public
My Commission expires: Aug. 17, 2018



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 002-023-14
 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 _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property \$ 15,000.00
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$ 15,000.00
 Real Property Transfer Tax Due \$ 58.50

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %
 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 x Chris J. Sivani Capacity Seller
 Signature x Jennifer Miller-Sivani Capacity _____

SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: <u>Chris J. Sivani and Jennifer Miller-Sivani</u>	Print Name: <u>Aaron & Eva Hawkins</u>
Address: <u>19711 North Cairns Place</u>	Address: <u>2132 N. Sumner Cir</u>
City: <u>Mountain Home</u>	City: <u>Cedar City</u>
State: <u>ID</u> Zip: <u>83647</u>	State: <u>UT</u> Zip: <u>84721</u>

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____