

APN 006-320-03
006-340-03
007-050-01
007-050-02
007-050-03
007-200-01
007-200-50

EUREKA COUNTY, NV

2018-234790

Rec:\$35.00

02/26/2018 01:27 PM

Total:\$35.00

GERBER LAW OFFICES LLP

Pgs=4



LISA HOEHNE, RECORDER

E07

Mail Tax Statements to:

Wilfred and Carolyn Bailey, Trustees
P.O. Box 29
Eureka, Nevada 89316

When Recorded Return to:

GERBER LAW OFFICES, LLP
491 4th Street
Elko, Nevada 89801

GRANT DEED

FOR THE CONSIDERATION of TEN DOLLARS (\$10.00), and other valuable consideration, the receipt of which is hereby acknowledged, WILFRED BAILEY and CAROLYN BAILEY, husband and wife, herein referred to as Grantors, do hereby grant, bargain and sell to WILFRED BAILEY and CAROLYN BAILEY, Trustees of the WILFRED AND CAROLYN BAILEY FAMILY TRUST, dated February 20, 2018, herein referred to as Grantees, and to their successors and assigns forever, the property and premises located in the County of Eureka, State of Nevada, described as follows:

Township 23 North, Range 52 East, M.D.B.&M.

Section 1: Lot 1 of the NE 1/4, and Lot 3 of the NW 1/4

Section 2: SW 1/4 NE 1/4; NW 1/4 SE 1/4

Township 24 North, Range 52 East, M.D.B.&M.

Section 25: SE 1/4 SE 1/4; SW 1/4 SE 1/4

Section 36: All of the S 1/2; all of the NE 1/4; SE 1/4 NW 1/4

Township 24 North, Range 53 East, M.D.B.&M.

Section 30: Lots 3 and 4 of SW 1/4

Township 21 North Range 53 East, M.D.B.&M.

Section 6: Lots 8, 9, 10, 11 and 12; S½NE1/4; SE1/4NW1/4

PARCEL TWO (2) AS SHOWN ON THAT CERTAIN PARCEL MAP RECORDED APRIL 6, 1992 AS FILE NO. 140531 FOR WILFRED R. AND BARBARA BAILEY, IN THE OFFICE OF THE COUNTY RECORDER OF EUREKA COUNTY, NEVADA.

TOGETHER WITH all buildings and improvements thereon.

TOGETHER WITH the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TOGETHER WITH any and all of Grantors' right title and interest, in and to all oil, gas, and mineral rights of whatsoever nature existing as part of, upon, beneath the surface of or within the above described Property, including any oil, gas, and mineral leases rentals, and/or royalties thereon.

TOGETHER WITH any and all rights, privileges, preferences, permits and licenses to graze livestock upon the federal domain administered by the Bureau of Land Management.

TOGETHER WITH any and all water, water rights, right to the use of water, dams, ditches, canals, pipelines, reservoirs, wells and all other means for the diversion or use of water appurtenant to the above described Property or any part thereof, or now or hereafter used or enjoyed in connection therewith, for irrigation, stock-watering, domestic or any other use, or for the drainage of all or any part of the above described Property.

TO HAVE AND TO HOLD the described premises to the Grantees, and to their successors and assigns forever.

IN WITNESS WHEREOF, the Grantors have signed this Deed this 20th day of February, 2018.

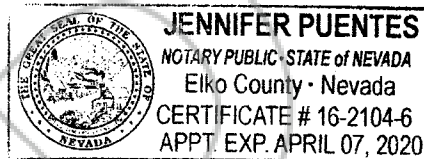
Wilfred Bailey
WILFRED BAILEY

Carolyn Bailey
CAROLYN BAILEY

STATE OF NEVADA)
 : ss.
COUNTY OF ELKO)

This instrument was acknowledged before me on February 20, 2018, by WILFRED BAILEY and CAROLYN BAILEY.


NOTARY PUBLIC



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
a) 006-320-03, 006-340-03, 007-050-01
b) 007-050-02, 007-050-03, 007-200-01
c) 007-200-50
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: verified trust

3. Total Value/Sales Price of Property \$ 1,013,720
Deed in Lieu of Foreclosure Only (value of Property) (_____)
Transfer Tax Value: \$ _____
Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7
b. Explanation Reason for Exemption : A transfer of title to or from a trust without consideration if a certificate of trust is present at the time of transfer.
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 M Wallace Capacity Attorney

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Wildred Bailey and Carolyn Bailey

Address: P.O. Box 29

City: Eureka

State: Nevada Zip: 89316

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Wilfred Bailey and Carolyn Bailey,
Trustees of the Wilfred and Carolyn Bailey
Family Trust, Dated February 20, 2018

Address: P.O. Box 29

City: Eureka

State: Nevada Zip: 89316

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

Print Name: Gerber Law Offices, LLP

Address: 491 4th Street

City: Elko

Escrow #: _____

State: Nevada Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED