

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

EUREKA COUNTY, NV 2018-234801  
RPTT:\$27.30 Rec:\$35.00  
Total:\$62.30 03/05/2018 01:18 PM  
GII LLC Pgs=3



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LISA HOEHNE, RECORDER

WHEN RECORDED RETURN TO:

Dylan R. Luff and Matias P. Luff  
4443 N Blue Sky Dr.  
Cedar City, UT 84721

**WARRANTY DEED**

THE GRANTOR(S),

- GII, LLC, a Colorado Limited Liability Company, Zachary Harsh, Manager, for and in consideration of: Ten Dollars (\$10.00) and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):
- Dylan R. Luff and Matias P. Luff, Joint Tenants, of 4443 N Blue Sky Dr. Cedar City, UT 84721 the following described real estate, situated in the County of Eureka, State of Nevada:

(legal description):  
**T31N,R48E SEC. 25 NW4NW4**

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Tax Parcel Number: 005-060-01

**Grantor Signatures:**

GII, LLC

BY:

Zachary Harsh, Manager

STATE OF: \_\_\_\_\_, COUNTY OF: \_\_\_\_\_

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2018 by Zachary Harsh, Manager of GII, LLC, A Colorado Limited Liability Company.

WITNESS my hand and official seal. \_\_\_\_\_

NOTARY PUBLIC

My Commission Expires: \_\_\_\_\_

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**CIVIL CODE § 1189**

State of California

County of San Diego }

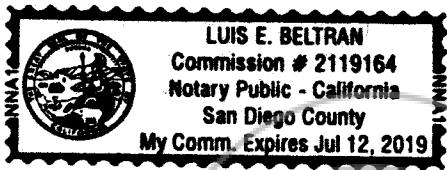
On 03-02-2018 before me, Luis E. Beltran Notary Public,  
Date Zachary Here Insert Name and Title of the Officer

personally appeared Daniel Hersh  
Name(s) of Signer(s)

who 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 the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature: Luis E. Beltran  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: Warrant Deed

Document Date: \_\_\_\_\_ Number of Pages: 1

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: Zachary Daniel Hersh Signer's Name: \_\_\_\_\_

- Corporate Officer — Title(s): Manager  Corporate Officer — Title(s): \_\_\_\_\_
- Individual  Individual
- Partner —  Limited  General  Partner —  Limited  General
- Attorney in Fact  Attorney in Fact
- Trustee  Trustee
- Guardian or Conservator  Guardian or Conservator
- Other: \_\_\_\_\_  Other: \_\_\_\_\_

Signer Is Representing: self Signer Is Representing: \_\_\_\_\_

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 005-060-01  
 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 \$ 6,999.00  
 Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_  
 Transfer Tax Value: \$ 6,999.00  
 Real Property Transfer Tax Due \$ 31.20

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 [Signature] Capacity Seller Manager GIT LLC  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Print Name: Git, LLC  
 Address: 8120 Sheridan Blvd B307  
 City: Arvada  
 State: CO Zip: 80003

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: Dylan & Marias Luff  
 Address: 4443 N Blue Sky Dr  
 City: Cedar City  
 State: UT Zip: 84721

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