

**Prepared By**

Name: Scott Evans  
Address: 2425 Elkhorn Blvd  
Rio Linda  
State: CA Zip Code: 95673

EUREKA COUNTY, NV 2018-236149  
RPTT: \$29.25 Rec: \$35.00  
Total: \$64.25 10/01/2018 04:11 PM  
SCOTT EVANS Pgs=4



00002670201802361490040047

LISA HOEHNE, RECORDER

**After Recording Return To**

Name: Scott Evans  
Address: 2425 Elkhorn Blvd  
Rio Linda  
State: CA Zip Code: 95673

Space Above This Line for Recorder's Use

**NEVADA QUIT CLAIM DEED**

STATE OF NEVADA

COUNTY OF Eureka

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of

One hundred dollars (\$100.00) in hand paid to  
Michael James, a single man, residing at 6.2 KM Hwy 110,  
County of           , City of           , State of Puerto Rico 00603

(hereinafter known as the "Grantor(s)") hereby conveys and quitclaims to  
Scott Evans, a single man, residing at 2425 Elkhorn Blvd,  
County of Sacramento, City of Rio Linda, State of California

(hereinafter known as the "Grantees(s)") all the rights, title, interest, and claim in or to  
the following described real estate, situated in the County of Eureka, Nevada to-  
wit:

Block 3 Lot 2 Crescent Valley Ranch & Farms  
Unit #1

**To have and to hold**, the same together with all and singular the appurtenances  
thereunto belonging or in anywise appertaining, and all the estate, right, title, interest,  
lien, equity and claim whatsoever for the said first party, either in law or equity, to the  
only proper use, benefit and behoof of the said second party forever.

M. James  
Grantor's Signature

Michael E. James  
Grantor's Name

Bo. Aguacate Carr. 110  
Address

Aguadilla, PR 00603  
City, State & Zip

\_\_\_\_\_  
Grantor's Signature

\_\_\_\_\_  
Grantor's Name

\_\_\_\_\_  
Address

\_\_\_\_\_  
City, State & Zip

**STATE OF NEVADA)**  
~~XXXXXXXXXXXX~~ PUERTO RICO

COUNTY OF AGUADA)

Affidavit no. 734

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that MICHAEL E. JAMES whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 18 day of January, 2018.

Vanesa Culoaig  
Notary Public

My Commission Expires: No expiration date  
in Puerto Rico

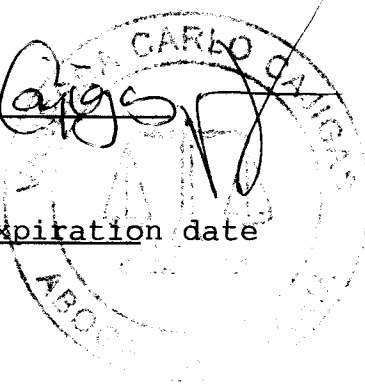


Sello



0397  
01/10/2018  
\$5.00

Sello de Asistencia Legal  
00026-2018-0116-42616048



Affix R.P.T.T.S

APN 002-026-05

Title Order No. \_\_\_\_\_

Escrow No. \_\_\_\_\_

WHEN RECORDED MAIL TO:

Name

Scott Evans

Street

2425 Elkhorn Blvd

Address

City & State

Rio Linda, CA, 95673

MAIL TAX STATEMENTS TO:

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### GRANT, BARGAIN AND SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Michael James

hereby GRANT(S), BARGAIN(S), SELL(S) and CONVEY(S) to

Scott Evans

that property in  
described as:

Eureka County, Nevada,  
Block 3 Lot 2 Crescent Valley Ranch & Farms  
Unit #1

Dated \_\_\_\_\_

Affidavit no. 735

STATE OF NEVADA

XXXXX XXXXXX PUERTO RICO

COUNTY OF Aguada

On January 18, 2018 before me,  
the undersigned, a Notary Public in and for said State,  
personally appeared Michael E. James

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

WITNESS my hand and official seal

Signature

Name

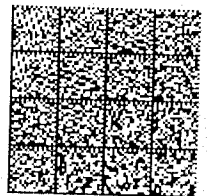
ORTC-410 4/2003

(typed or printed)

(This area is for)

RECIBO

Sello



18-44470420



9397  
01/16/2018  
\$5.00

CANCELLED

Sello de Asistencia Legal  
26-2018-0116-42616085

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

a) 002-026-05  
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**

Deed in Lieu of Foreclosure Only (value of property) \$ 100<sup>00</sup>

Transfer Tax Value: \$ 7237

Real Property Transfer Tax Due \$ 29.25

**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 [Signature] Capacity BUYER

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: MICHAEL E. JAMES

Address: 30. AGUACATE CARR 110

City: AGUADILLA

State: P.R. Zip: 00603

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

Print Name: SCOTT EVANS

Address: 2425 ELKHORN BLVD

City: RIO LINDA

State: CA Zip: 95673

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

Print Name: \_\_\_\_\_ Escrow #: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED