

**RECORDING REQUESTED BY:**

Reliant Title  
905 Railroad St., Ste. 204  
Elko, NV 89801  
Escrow No.: 204-1800448-REJ

EUREKA COUNTY, NV  
RPTT:\$19.50 Rec:\$35.00  
\$54.50 Pgs=3  
RELIANT TITLE - ELKO  
LISA HOEHNE, RECORDER

**2018-237046**

**12/13/2018 02:16 PM**

**WHEN RECORDED MAIL TO and  
MAIL TAX STATEMENTS TO:**

Jeremy Rice and Phyllis Rice  
3013 Crescent Ave  
Crescent Valley, NV 89821

**R.P.T.T.:** \$19.50

**A.P.N.:** 002-054-02

**GRANT, BARGAIN, SALE DEED**

THE INDENTURE WITNESSETH: That Linda Coyle

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby Grant,  
Bargain, Sell and

Convey to Jeremy Rice and Phyllis Rice, husband and wife, as joint tenants

all that real property situated in Eureka County, State of Nevada, bounded and described as follows:

All the right, title and interest of the undersigned in and to the real property situate in the County of Eureka  
State of Nevada described as follows:


Lots 11, 12, 17, and 18 in Block 31 of Crescent Valley Ranch & Farms, Unit No. 1, as shown on the map  
thereof, filed in the office of the County Recorder of Eureka County, Nevada, on April 6, 1959.

Parcel Number: 002-054-02

SUBJECT TO: 1. Taxes for the fiscal year 2018-2019.  
2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now of  
record.

Together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in  
anywise appertaining.

Date: December 10, 2018

  
Linda Coyle

STATE OF NEVADA

COUNTY OF

On this 12 day of December, 2018 before me, a Notary Public in and for said County and State, personally appeared Linda Coyle who acknowledged the signing of the foregoing instrument, and the same is her voluntary act and deed.

Witness my hand and official seal, this the 12 day of December, 2018.

Notary Public: Monica M. Schlager

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

See attached California Acknowledgment.

# CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Santa Barbara

On Dec 12, 2018 before me, Monica M Schlager, Notary Public,  
(Here insert name and title of the officer)

personally appeared Linda COTTE,

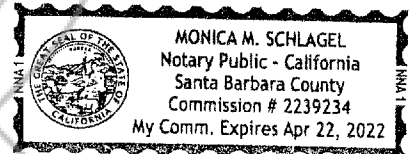
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), 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]  
Signature of Notary Public

(Notary Seal)



## ADDITIONAL OPTIONAL INFORMATION

### DESCRIPTION OF THE ATTACHED DOCUMENT

Grant Bargain Sale  
(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages \_\_\_\_\_ Document Date \_\_\_\_\_

(Additional information)

### CAPACITY CLAIMED BY THE SIGNER

- ☐ Individual (s)  
☐ Corporate Officer

(Title)

- ☐ Partner(s)  
☐ Attorney-in-Fact  
☐ Trustee(s)  
☐ Other \_\_\_\_\_

### INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he~~/she/~~they~~, is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 002-054-02  
b) \_\_\_\_\_  
c) \_\_\_\_\_  
d) \_\_\_\_\_

2. Type of Property:

- a) ☒ Vacant Land      b) ☐ Sgl. Fam. Residence  
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**

Document/Instrument No.: \_\_\_\_\_

Book \_\_\_\_\_ Page \_\_\_\_\_

Date of Recording: \_\_\_\_\_

Notes: \_\_\_\_\_

3. a. Total Value/Sale Price of Property: \_\_\_\_\_

\$5,000.00

b. Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_

(\$0.00)

c. Transfer Tax Value: \_\_\_\_\_

\$5,000.00

d. Real Property Transfer Tax Due: \_\_\_\_\_

\$19.50

4. IF EXEMPTION CLAIMED:

a. Transfer Tax Exemption, per NRS 375.090, Section: \_\_\_\_\_

b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage Being Transferred: 100.00%

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 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: \_\_\_\_\_

Linda Coyle

Capacity: \_\_\_\_\_

Grantor

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

Print Name: Linda Coyle

Address: 425 CALLE LIPPIZIANA

City: GOLETA

State: CA Zip: 93117

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

Print Name: Jeremy Rice and Phyllis Rice

Address: 3013 Crescent Ave

City: Crescent Valley

State: NV Zip: 89821

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

Print Name: Reliant Title

Esc. #: 204-1800448

Address: 905 Railroad St., Ste. 204

City: Elko State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED