

EUREKA COUNTY, NV

2019-239293

RPTT:\$936.00 Rec:\$35.00

\$971.00 Pgs=2

07/22/2019 01:08 PM

STEWART TITLE ELKO

LISA HOEHNE, CLERK RECORDER

A.P.N. No.:	007-450-10
R.P.T.T.	\$ 936.00
File No.:	423697
Recording Requested By:	
	Stewart Title Company
Mail Tax Statements To:	Same as below
When Recorded Mail To:	
Kenneth Elliott	
PO Box 964	
Eureka NV 89316	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Dwayne S Knudsen and Linda C. Knudsen, husband and wife, as joint tenants** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Kenneth Elliott and Lori Elliott, husband and wife, as Joint Tenants with Rights of Survivorship**, all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

Parcel 1-1 as shown on that certain Parcel Map for Itamar Barahai filed in the office of the County Recorder of Eureka County, State of Nevada, on June 20, 2007, as File No. 210066, being a portion of the S1 /2 of Section 4, Township 21 North, Range 54 East, M.D.B.&M.

EXCEPTING THEREFROM all coal and other valuable minerals in Patent from the United States of America, recorded January 24, 1956, in Book 24, of Deeds, at Page 501, Eureka County, Nevada.

APN: 007-450-10

SUBJECT TO:

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

]

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 6-7-19 ^{DK} 6-10-19

SIGNATURES AND NOTARY ON PAGE 2
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.

Dwayne S Knudsen
Dwayne S Knudsen

Linda C. Knudsen
Linda C. Knudsen

State of Nevada)
County of Eureka) ss

This instrument was acknowledged before me on the 10 day of June, 2019
By: Dwayne S Knudsen and Linda C. Knudsen

Signature: Sandra Eastwood
Notary Public

My Commission Expires: 11-25-2021



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 007-450-10
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 RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property \$ 240,000.00
b. Deed in Lieu of Foreclosure Only (value of property) ()
c. Transfer Tax Value: \$ 240,000.00
d. Real Property Transfer Tax Due \$ 936.00

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 *Dwayne S. Knudsen* Capacity Grantor
Dwayne S. Knudsen

Signature _____ Capacity Grantee
Kenneth Elliott

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

Print Name: Dwayne S Knudsen, et al
Address: P.O. Box 875
City: Eureka
State: NV Zip: 89316

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

Print Name: Kenneth Elliott, et al
Address: 95 Arroyo Vista Drive
City: Spring Creek
State: NV Zip: 89815

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

Print Name: Stewart Title Company Escrow # 423697
Address: 810 Idaho St
City: Elko State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

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Signature _____ Capacity Grantor

Dwayne S. Knudsen

Signature _____ Capacity Grantee

Kenneth Elliott

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