

<b>A.P.N. No.:</b>	005-090-42
<b>R.P.T.T.</b>	\$0.00
<b>File No.:</b>	547425
<b>Recording Requested By:</b>	
<b>Stewart Title Company</b>	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
Michael A Hoot	
512 Arrowhead Dr	
Nampa, ID 83686	

EUREKA COUNTY, NV		<b>2019-239982</b>
RPTT:\$0.00	Rec:\$35.00	
\$35.00	Pgs=2	<b>12/30/2019 11:59 AM</b>
STEWART TITLE ELKO		
LISA HOEHNE, CLERK RECORDER		E05

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Janet Hoot a married woman, spouse of grantee herein** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Michael A Hoot a married man as his sole and separate property**, all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

TOWNSHIP 31 NORTH, RANGE 49 EAST, M.D.B.&M.

Section 25: NE1/4SW1/4;

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom lying in and under said land as reserved by Southern Pacific Company, in deed recorded August 23, 1959, in Book 25, Page 290, Deed Records of Eureka County, Nevada.

FURTHER EXCEPTING THEREFROM all oil, gas and mineral rights as reserved by Charles F. Janacek and Mae Janacek, husband and wife, in deed recorded June 17, 1968, in Book 24, Page 344, Official Records of Eureka County, Nevada.

**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.

IT IS THE EXPRESS INTENT OF THE GRANTOR, BEING THE SPOUSE OF THE GRANTEE, TO CONVEY ALL RIGHT, TITLE AND INTEREST OF THE GRANTOR, COMMUNITY OR OTHERWISE, IN AND TO THE HEREIN DESCRIBED PROPERTY TO THE GRANTEE AS GRANTEE'S SOLE AND SEPARATE PROPERTY.

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: 12-21-19

Janet Hoot  
Janet Hoot

State of IDAHO )  
County of ADA ) ss

This instrument was acknowledged before me on the 21<sup>ST</sup> day of DECEMBER, 2019  
By: Janet Hoot

Signature: Cheri Draper  
Notary Public  
12-28-2021



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 005-090-42  
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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property

\$ \_\_\_\_\_

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

\$ \_\_\_\_\_

c. Transfer Tax Value:

\$ \_\_\_\_\_

d. Real Property Transfer Tax Due

\$ 0

4. **If Exemption Claimed:**

a. Transfer Tax Exemption per NRS 375.090, Section 5

b. Explain Reason for Exemption: Spousal Deed

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 Janet Hoot  
Janet Hoot

Capacity grantor

Signature Michael A. Hoot  
Michael A Hoot

Capacity grantee

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

Print Name: Janet Hoot  
Address: 512 Arrowhead Drive  
City: Nampa  
State: ID 83686

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

Print Name: Michael A Hoot  
Address: 512 Arrowhead Drive  
City: Nampa  
State: ID 83686

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

Print Name: Stewart Title Company  
Address: 810 Idaho St  
City: Elko

Escrow # 547425  
State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED