

APN # 005-410-28

Prepared & recorded by:
Lawrence Benjamin Scott Jr.
3380 South 4th Avenue, #96
Yuma, AZ 85365
(Grantor)

When recorded mail to:
Lawrence Benjamin Scott Jr. &
Craig Scott
3380 South 4th Avenue, #96
Yuma, AZ 85365
(Grantee)

EUREKA COUNTY, NV
LAND-QTD
Rec:\$37.00
Total:\$37.00

2020-240100
02/24/2020 08:44 AM
Pgs=2

LAWRENCE BENJAMIN SCOTT JR



LISA HOEHNE, CLERK RECORDER E05

QUITCLAIM DEED

Exempt: NRS 375.090.5 (Transfer from father to son for no consideration)

For the consideration of the love and affection, I, LAWRENCE BENJAMIN SCOTT JR., who originally acquired title as L.B. SCOTT, JR. (the "grantor"), hereby convey to LAWRENCE BENJAMIN SCOTT JR and CRAIG SCOTT (the "Grantees"), father and son, a widower and a married man respectively, the following described real property, together with all improvements located thereon, located in Eureka County, Nevada:

The Southwest quarter of Section 35, Township 29 North, Range 48 East, M.D.B. & M., as per government survey.

RESERVING THEREFROM an easement of 30 feet along all boundaries for ingress and egress, with power to dedicate.

SUBJECT TO all other easements, rights-of-way, protective covenants and mineral reservations of record, if any.

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 said Grantor, either in law or equity, to the only proper use, benefit and behoof of the said Grantees.

In witness whereof, I hereby set my hand this 28 day of Jan. 2020:

Lawrence B Scott Jr.
Lawrence Benjamin Scott Jr.
Grantor

STATE OF ARIZONA
COUNTY OF YUMA

L.M.

The foregoing instrument was acknowledged before me this 28 day of January 2020 by Lawrence Benjamin Scott Jr.

[Signature]
Notary Public



STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 005 - 410 - 28
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) _____

Transfer Tax Value: _____

Real Property Transfer Tax Due _____

\$ 30,000 estimated value

\$ _____

\$ _____

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 5

b. Explain Reason for Exemption: FATHER ADDING SON TO DEED,
NO CONSIDERATION

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 _____ Capacity _____

Signature Phillip Craig Scott Capacity INDIVIDUAL GRANTEE

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: LAWRENCE BENJAMIN SCOTT JR
Address: 3380 S 4th AVE, #96
City: YUMA
State: AZ Zip: 85365

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: LAWRENCE BENJAMIN SCOTT JR & CRAIG SCOTT
Address: 3380 S 4th AVE, #96
City: YUMA
State: AZ Zip: 85365

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

Print Name: N/A Escrow #: _____
Address: REQUESTED BY
City: GRANTOR State: _____ Zip: _____

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED