

APN 002-044-06  
005-420-33  
005-420-55

Mail Tax Statements to:

Lee A. and Nancy G. Louden  
633 6<sup>th</sup> Street  
Crescent Valley, Nevada 89821

When Recorded Return to:

GERBER LAW OFFICES, LLP  
491 4<sup>th</sup> Street  
Elko, Nevada 89801

EUREKA COUNTY, NV  
LAND-GRT  
RPTT: \$13.65 Rec: \$37.00  
Total: \$50.65

**2020-240103**  
**02/24/2020 09:16 AM**  
Pgs=4

GERBER LAW OFFICES LLP



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LISA HOEHNE, CLERK RECORDER

**GRANT DEED**

FOR THE CONSIDERATION of TEN DOLLARS (\$10.00), and other valuable consideration, the receipt of which is hereby acknowledged, NINA LOUDEN, also known as NINA PALOMA LOUDEN, herein referred to as Grantor, does hereby grant, bargain and sell to LEE A. LOUDEN and NANCY G. LOUDEN, Trustees of the LEE AND NANCY LOUDEN FAMILY TRUST, dated January 30, 2020, herein referred to as Grantees, and to their successors and assigns forever, the property and premises located in the County of Eureka, State of Nevada, described as follows:

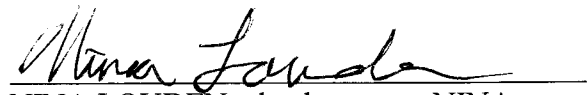
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

TOGETHER WITH all buildings and improvements thereon.

TOGETHER WITH the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

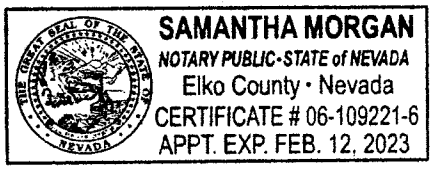
TO HAVE AND TO HOLD the described premises to the Grantees, and to their successors and assigns forever.


IN WITNESS WHEREOF, the Grantor has signed this Deed this 18 day of February, 2020.

  
NINA LOUDEN, also known as NINA  
PALOMA LOUDEN

STATE OF Nevada )  
 : ss.  
COUNTY OF Elko )

This instrument was acknowledged before me on ~~January~~ February 18<sup>th</sup>, 2020, by NINA LOUDEN,  
also known as NINA PALOMA LOUDEN.



  
\_\_\_\_\_  
NOTARY PUBLIC

COPY

**EXHIBIT "A"**

APN: 002-044-06

CVR&F Unit #1, Lot 6, Block 33  
716 Seventh Street

APN: 005-420-33

TOWNSHIP 29 NORTH, RANGE 48 EAST, M.D.B.&M.

Section 1: NW1/4SE1/4NW1/4; NW1/4SW1/4NW1/4; NE1/4SW1/4NW1/4;

Excepting therefrom all petroleum, oil, natural gas and products derived therefrom, within or underlying said land or that may be produced therefrom, and all rights thereto, as reserved by southern pacific land company, in deed recorded September 24, 1951, in Book 24, Page 168, deed records of Eureka County, Nevada.

Further excepting therefrom any portion of said land existing within that certain land known as the crescent valley ranch and farms mineral hot springs trailer park as shown on plat filed in the office of the county recorder of Eureka County, Nevada on December 6, 1960, as File No. 35162, Eureka County, Nevada records.

APN: 005-420-55

SW4 OF LOT 3, CREATED FROM SPLIT OF PARCEL 05-420-51 ACCORDING  
FN THE PLAT THEREOF, RECORDED JULY 31, 2007 ON BOOK # 5, PAGE  
#42 IN THE OFFICE OF THE COUNTY RECORDER OF EUREKA COUNTY,  
NEVADA.

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 002-044-06  
b) 005-420-33  
c) 055-420-55  
d) \_\_\_\_\_

2. Type of Property:

- a) X 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

\$ 3,323.00

Deed in Lieu of Foreclosure Only (value of Property)

( \_\_\_\_\_ )

Transfer Tax Value:

\$ 3,323.00

Real Property Transfer Tax Due

\$ 13.65

**4. If Exemption Claimed:**

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

b. Explanation 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: \_\_\_\_\_ Capacity: Attorney

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

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

Print Name: Nina Louden, also known as Nina Paloma Louden

Address: 440 North Sixteenth Street

City: Grand Junction

State: Colorado Zip: 81501

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

Print Name: Lee A. Louden and Nancy G. Louden, Trustees of the Lee and Nancy Louden Family Trust, dated January 30, 2020

Address: 633 6<sup>th</sup> Street

City: Crescent Valley

State: Nevada Zip: 89821

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

Print Name: Gerber Law Offices, LLP Escrow #: \_\_\_\_\_

Address: 491 4<sup>th</sup> Street

City: Elko

State: Nevada Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED