

APN: 002-032-27

RECORDING REQUESTED BY and
WHEN RECORDED MAIL TO:

Amrock
662 Woodward Avenue
Detroit, MI 48226

ORDER NUMBER: 67079195

MAIL TAX STATEMENTS TO:

Cindy LaRochelle
342 3rd Street,
Crescent Valley, NV 89821

RPTT: \$ 760.50, Ex: N/A

EUREKA COUNTY, NV

LAND-GBS

RPTT: \$760.50 Rec \$37.00

Total: \$797.50

AMROCK

2020-242115

10/14/2020 03:23 PM

Pgs=6



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LISA HOEHNE, CLERK RECORDER

[Space Above This Line For Recorder's Use]

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **CLEVE D. MALLORY**, an unmarried man, and **TREVOR MATTHEW MORTENSEN** and **TONI MORTENSEN**, husband and wife, surviving joint tenants of **DELORES D. MALLORY**, Grantors,

For a **VALUABLE CONSIDERATION**, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to

CINDY LAROCHELLE, a single woman, Grantee, whose address is 342 3rd Street, Crescent Valley, NV 89821,

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

Lot 16, 17, 18 in Block 12 of Crescent Valley Ranch and Farms Unit No. 1, as shown on the Official Map recorded April 6, 1959 in the Office of the County Recorder of Eureka County, Nevada as File No. 34081, Eureka County, Nevada Records.
APN: 002-032-27

Commonly known as: 342 3rd Street, Crescent Valley, NV 89821

Being the same property conveyed to **CLEVE D. MALLORY** and **DELORES D. MALLORY**, husband and wife, and **TREVOR MATTHEW MORTENSEN** and **TONI MORTENSEN**, husband and wife, all as joint tenants, by Deed from **CLEVE D. MALLORY** and **DELORES D. MALLORY**, Trustees of the **CLEVE D. MALLORY AND DELORES D. MALLORY FAMILY TRUST**, d/t/d November 05, 2002 dated April 5, 2018, and recorded April 6, 2018, as Instrument No. 2018-234889 of the Office of the County Recorder, County of Eureka, State of Nevada.

WHEREAS, **CLEVE D. MALLORY** and **DELORES D. MALLORY**, husband and wife, and **TREVOR MATTHEW MORTENSEN** and **TONI MORTENSEN**, husband and wife, held title to the property all as

joint tenants. DELORES D. MALLORY died on August 30, 2019, as evidenced by a Death Certificate issued by the State of Nevada, thereby vesting fee simple title to the above described premises in CLEVE D. MALLORY, TREVOR MATTHEW MORTENSEN and TONI MORTENSEN, Grantors herein, by operation of law as the surviving joint tenants.

TOGETHER WITH all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

SUBJECT TO:

1. General and special taxes for the current fiscal year.
2. Covenants, conditions, restrictions, reservations, rights, rights of way, and easements now of record, if any.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

Attached to and becoming a part of Deed between Cleve D. Mallory, an unmarried man, Trevor Matthew Mortensen and Toni Mortensen, husband and wife, as Grantors, and CINDY LAROCHELLE, a single woman, as Grantees.

IN WITNESS WHEREOF, the Grantors, this 8 day of September, 2020, sets Grantors' hand.

Cleve D Mallory
CLEVE D. MALLORY

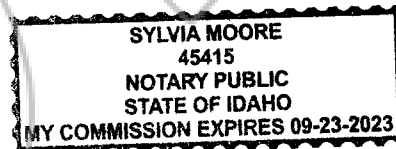
TREVOR MATTHEW MORTENSEN

TONI MORTENSEN

STATE OF IDAHO)
):ss
COUNTY/CITY OF TWIN FALLS

On the 8 day of September, 2020, personally appeared before me, a Notary Public, **CLEVE D. MALLORY, TREVOR MATTHEW MORTENSEN and TONI MORTENSEN**, known or proven to me to be the persons whose names are subscribed to the above instrument and who acknowledged that they executed the above instrument.

Sylvia Moore
Notary Public
My Commission Expires: 09-23-2023



Attached to and becoming a part of Deed between Cleve D. Mallory, an unmarried man, Trevor Matthew Mortensen and Toni Mortensen, husband and wife, as Grantors, and CINDY LAROCHELLE, a single woman, as Grantees.

IN WITNESS WHEREOF, the Grantors, this 7TH day of SEPTEMBER, 20 20, sets Grantors' hand.

CLEVE D. MALLORY

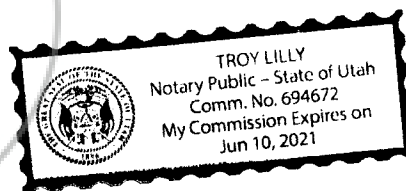
Trevor Matthew Mortensen
TREVOR MATTHEW MORTENSEN

toni mortensen
TONI MORTENSEN

STATE OF Utah)
COUNTY/CITY OF Utah)ss

On the 7th day of September, 20 20, personally appeared before me, a Notary Public, ~~CLEVE D. MALLORY~~ TREVOR MATTHEW MORTENSEN and TONI MORTENSEN, known or proven to me to be the persons whose names are subscribed to the above instrument and who acknowledged that they executed the above instrument.

[Signature]
Notary Public
My Commission Expires: 6-10-2021



Attached to and becoming a part of Deed between Cleve D. Mallory, an unmarried man, Trevor Matthew Mortensen and Toni Mortensen, husband and wife, as Grantors, and CINDY LAROCHELLE, a single woman, as Grantees.

AFFIRMATION STATEMENT

(Check One)

☒ I, the undersigned, hereby affirm that this document, including any exhibits, hereby submitted for recording does not contain the personal information of any person or persons. (Per NRS §239B.030)

☐ I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does contain the personal information of any person or persons as required by law: _____

Nevada
(State Specific Law)

Sylvia Moore
Signature

Sylvia Moore
Printed Name

Notary Public
Title/Relationship to Transaction

PREPARED BY:
Denise Mikrut, Esq.
Nevada Bar ID: 6743

State of Nevada
Declaration of Value

FOR RECORDER'S OPTIONAL USE ONLY

1. Assessor Parcel Number(s)

- a) 002-032-27
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
i) Other

Document/Instrument # _____

Book: _____ Page: _____

Date of Recording: _____

Notes: _____

3. Total Value/Sales Price of Property:

\$ 195,000.00

Deed in Lieu of Foreclosure Only (value of property) \$

Transfer Tax Value: \$ 195,000.00

Real Property Transfer Tax Due: \$ 760.50

4. **If Exemption Claimed:**

a. Transfer Tax Exemption, per NRS 375.090, Section: _____

b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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 therein. Furthermore, 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 _____ Capacity _____

Signature Cindy L. Laroche Capacity Buyer

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Cleve D. Mallory, Trevor Matthew Mortensen, Toni Mortensen
Address: 342 3rd Street
City: Crescent Valley
State: NV Zip 89821

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: CINDY LAROCHELLE
Address: 342 3rd Street
City: Crescent Valley
State: NV Zip 89821

COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Amrock Escrow # _____

Address: 662 Woodward Avenue

City: Detroit State MI Zip 48226

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)