

APN: 003-433-01

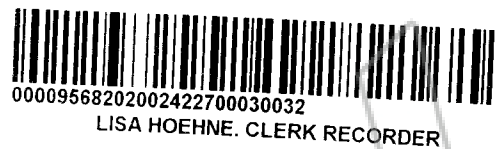
EUREKA COUNTY, NV
LAND-GBS
RPTT: \$78.00 Rec: \$37.00
Total: \$115.00
TRENT JOHNSON

2020-242270
11/17/2020 01:07 PM
Pgs=3

When Recorded return to:

mail

ES
Trent & Elizabeth Johnson
P.O. Box 1255 HC 66 Unit 3 Box 6
Carlin, NV 89822
Crescent Valley, NV 89821



GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into as of the 18 day of September, 2015, by and between JAMES M. KLINE, a married man, as his sole and separate property, Grantor; and TRENT JOHNSON and ELIZABETH JOHNSON, husband and wife, Grantees;

WITNESSETH:

That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), lawful, current money of the United States of America, to him in hand paid by the said Grantees, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said Grantees, as joint tenants with right of survivorship, and not as tenants in common, and to successors and assigns of the surviving Grantee forever, all that certain real property situate, lying and being in the County of Eureka (ES) ~~Elko~~, State of Nevada, and more particularly described as follows:

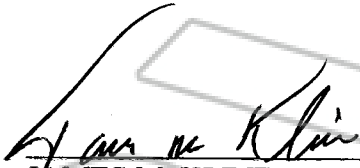
Parcel 42, lying within Sections 12 and 13, TOWNSHIP 31 NORTH, RANGE 49 EAST, M.D.B&M.

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

SUBJECT TO all covenants, conditions, restrictions, exceptions, easements, rights of way, reservations and rights, and other matters evidenced by documents of record.

TO HAVE AND TO HOLD, all and singular, the said premises, together with the appurtenances unto the said Grantees, as joint tenants with right of survivorship, and not as tenants in common, and to the successors and assigns of the Grantees forever.

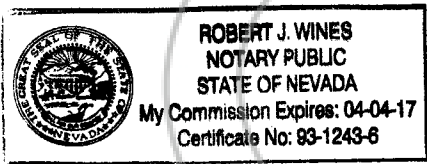
IN WITNESS WHEREOF, the said Grantor has hereunto set his hand as of the day and year first hereinabove written.

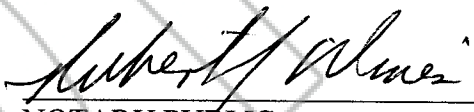


JAMES M. KLINE

STATE OF NEVADA)
 : ss.
COUNTY OF ELKO)

On this 18 day of September, 2015, personally appeared before me, a Notary Public, JAMES M. KLINE, known or proved to me to be said person, who acknowledged that he executed the foregoing instrument.





NOTARY PUBLIC
Commission Expires 4/4/17

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 003-433-01
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|-----------------------------|--------------|-----------------------------|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | Other | | |

| |
|--|
| FOR RECORDERS OPTIONAL USE ONLY |
| Notes: _____ |
| _____ |

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ \$20,000.00

Transfer Tax Value: \$ \$20,000.00

Real Property Transfer Tax Due: \$ ~~0.00~~ 78.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: _____
- b. Explain Reason for Exemption: _____
RPTT PAID UNDER CONTRACT OF SALE DOCUMENT 0230030 RECORDED 10/23/2015

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 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 _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: JAMES M. KLINE
 Address: PO BOX 553
 City: CARLIN
 State: NV Zip: 89822

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: TRENT & ELIZABETH JOHNSON
 Address: HC66 UNIT 3-6
 City: BEOWAWE
 State: NV Zip: 89821

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____