

<b>A.P.N. No.:</b>	002-026-04
<b>R.P.T.T.</b>	\$ 19.50
<b>File No.:</b>	987570
<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>	
	Nicholas Collins
	HC 66 Box 4-13
	Beowawe, NV 89821

EUREKA COUNTY, NV  
RPTT:\$19.50 Rec:\$37.00  
\$56.50 Pgs=2 11/24/2020 02:06 PM  
STEWART TITLE ELKO  
LISA HOEHNE, CLERK RECORDER

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**Laurance F. Etter and Patricia M. Etter, husband and wife**

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

**Nicholas Collins, a single man**

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

Lot 3, Block 3, of CRESCENT VALLEY RANCH & FARMS, UNIT NO. 1, as per map recorded in the office of the County Recorder of Eureka County, Nevada, as File No. 34081.

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom, within or underlying said land or that may be produced therefrom, as reserved in deed from SOUTHERN PACIFIC LAND COMPANY to H. I. BUCHENAU and ELSIE BUCHENAU, recorded September 24, 1951 in Book 24, Page 168, Deed Records, Eureka County, Nevada.

APN: 002-026-04

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.

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: 11-23-2020

SIGNATURES AND NOTARY ON PAGE 2  
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.

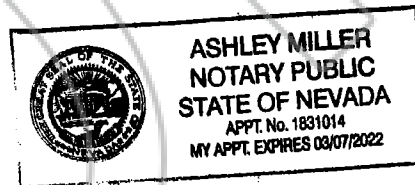
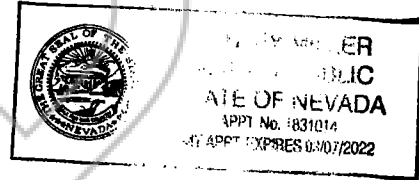
Laurance F. Etter  
Laurance F. Etter

Patricia M. Etter  
Patricia M. Etter

State of Nevada )  
County of ~~Eureka~~ Washoe ) ss

This instrument was acknowledged before me on the 23 day of November, 2020  
By: Laurance F. Etter and Patricia M. Etter

Signature: Ashley Miller  
Notary Public  
Ashley Miller  
My Commission Expires: 03/07/2022



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 002-026-04  
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 RECORDERS OPTIONAL USE ONLY**  
Book \_\_\_\_\_ Page: \_\_\_\_\_  
Date of Recording: \_\_\_\_\_  
Notes: \_\_\_\_\_

3. a. Total Value/Sales Price of Property \$ 5,000.00  
b. Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
c. Transfer Tax Value: \$ 5,000.00  
d. Real Property Transfer Tax Due \$ 19.50

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_  
b. Explain Reason for Exemption: \_\_\_\_\_

**5. Partial Interest: Percentage being transferred: 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.

DocuSigned by:  
Signature Laurance F. Etter Capacity Grantor  
BF2F0BA274A2419...  
Signature \_\_\_\_\_ Capacity Grantee

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

Print Name: Laurance F. Etter  
Address: 2110 White Pine Dr  
City: Washoe Valley  
State: NV Zip: 89704

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

Print Name: Nicholas Collins  
Address: HC 66 Box 4-13  
City: Beowawe  
State: NV Zip: 89821

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

Print Name: Stewart Title Company Escrow # 987570  
Address: 810 Idaho St  
City: Elko State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED