

EUREKA COUNTY, NV
RPTT:\$19.50 Rec:\$37.00
\$56.50 Pgs=2 11/24/2020 02:06 PM
2020-242660
STEWART TITLE ELKO
LISA HOEHNE, CLERK RECORDER

A.P.N. No.:	002-026-04
R.P.T.T.	\$ 19.50
File No.:	987570
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Nicholas Collins	
HC 66 Box 4-13	
Beowawe, NV 89821	

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.

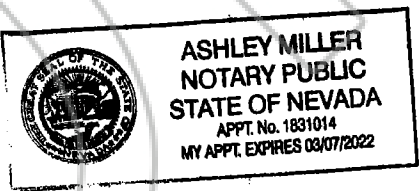
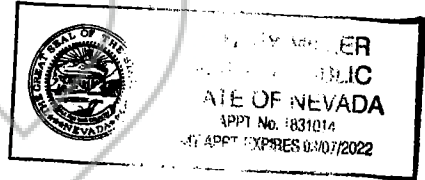
Laurance F. Etter
Laurance F. Etter

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