

RECORDING COVER PAGE

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LISA HOEHNE, CLERK RECORDER

APN# 005-470-40

TITLE OF DOCUMENT

(DO NOT Abbreviate)

QUITCLAIM DEED

Document Title on cover page must appear EXACTLY as the first page of the document
to be recorded.

RECORDING REQUESTED BY:

Fred John Dann, or Frank Ray Dann

RETURN TO: Name Skeeter (Marrianna) Lipe

Address HC 66 Box 27

City/State/Zip Crescent Valley, NV 89821

MAIL TAX STATEMENT TO: (Applicable to documents transferring real property)

Name Fred John Dann, or Frank Ray Dann

Address 8074 Airport Ave. HC 66 Box 1914

City/State/Zip Crescent Valley, NV 89821

This page provides additional information required by NRS 111.312 Sections 1-2.

An additional recording fee of \$1.00 will apply.

To print this document properly, do not use page scaling.

Using this cover page does not exclude the document from assessing a noncompliance fee.

Prepared By

Richard Milroy
61 Feather Sound Dr
Henderson, Nevada
89052

After Recording Return To

Skeeter (Marrianna) Lipe
HC 66 Box 27
Crescent Valley, Nevada
89821

Space Above This Line for Recorder's Use

NEVADA QUIT CLAIM DEED

State of Nevada

Eureka County

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Twenty Five Thousand Dollars (\$25,000.00) and/or other valuable consideration to the below in hand paid to the Grantor(s) known as:

Ruby View Investments LLC with Richard Milroy acting as the Managing Member with a mailing address of 61 Feather Sound Dr, Henderson, Nevada, 89052.
The receipt whereof is hereby acknowledged, the undersigned hereby conveys and quitclaims to:

Fred John Dann, a married individual, residing at 8074 Airport Ave , HC 66 Box 1914, Crescent Valley, Nevada, 89821

Frank Roy Dann, a married individual, residing at 8074 Airport Ave, HC 66 Box 1914, Crescent Valley, Nevada, 89821

(hereinafter called the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Eureka County, Nevada, to-wit:

Eureka County - Sectional Land, Eureka, NV 89316. File # 563434. Legal Description: TOWNSHIP 29 NORTH, RANGE 48 EAST, M.D.B.&M Section 33: NE1/4NW1/4; NE1/4NW1/4; S1/2NW1/4NW1/4; SW1/4SW1/4NW1/4; N1/2SW1/4NW1/4; EXCEPTING THEREFROM all petroleum, natural gas, and products derived therefrom within or underlying said land or that may be produced therefrom, as reserved by Southern Pacific Land Company in deed recorded September 24, 1951, in Book 24, Page 168, Deed Records of Eureka County, Nevada

To have and to hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

Grantor's Signature _____



Date December 17 2020

Print Name: Richard Milroy

Address: 61 Feather Sound Dr, Henderson, Nevada, 89052

State of Nevada

County of Clark

This instrument was acknowledged before me on

12/17/2020

by

Richard A Milroy

Saholizah Walsh
Signature of Notarial Officer

State of Nevada)


County of Clark)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Richard M. Moy whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 17th day of December, 2020

Saholizah Walsh (SEAL)
Notary Public

My Commission Expires: 07-25-2020

 SAHOLIZAH WALSH
NOTARY PUBLIC
STATE OF NEVADA
My Commission Expires: 07-25-22
Certificate No: 07-1709-1

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 005-470-40
 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 \$ 25,000.00
 b. Deed in Lieu of Foreclosure Only (value of property (_____)
 c. Transfer Tax Value: \$ _____
 d. Real Property Transfer Tax Due \$ 97.50

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.

Signature *R* Capacity: *Managing Director*

Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Richard A Milroy Jr
 Address: 61 Feather Sound Dr.
 City: Henderson
 State: NV Zip: 89052

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Fred John Dann, Frank Ray Dann
 Address: 8074 Airport Ave. HC 66 Box 1914
 City: Crescent Valley
 State: NV Zip: 89821

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Skeeter Marrianna Lipe Escrow # _____
 Address: HC 66 Box 27
 City: Crescent Valley State: NV Zip: 89821

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED