

APN#: 005-500-14

RETURN THIS DEED AND  
MAIL TAX STATEMENT TO:

Glenn Zeichner  
10945 Haveshill Way  
Mather, CA 95655

EUREKA COUNTY, NV  
LAND-GBS  
RPTT:\$99.45 Rec:\$37.00  
Total:\$136.45  
GLENN ZEICHNER

2021-243845  
01/25/2021 02:42 PM  
Pgs=3



00011203202102438450030036  
LISA HOEHNE, CLERK RECORDER

**GRANT, BARGAIN AND SALE DEED**

FOR THE CONSIDERATION of TEN DOLLARS (\$10.00), and other valuable consideration, the receipt of which is hereby acknowledged, Ron Jones, as Trustee of The Redwood Group 2013 Revocable Trust, herein referred to as Grantor, does hereby grant, bargain and sell to Glenn Zeichner, herein referred to as Grantee, and to his successors and assigns forever, the property and premises located in the County of Eureka, State of Nevada, described as follows:

APN #: 005-500-14

TOWNSHIP 29 NORTH, RANGE 49 EAST, M.D.B. &M.

Section 7: S  $\frac{1}{2}$  S  $\frac{1}{2}$  NE  $\frac{1}{4}$ , containing 40 Acres, more or less.

SUBJECT TO: All exceptions, reservations, restrictions, restrictive covenants, assessments, easements, rights of way of record in connection with the above described parcel.

SUBJECT TO: All taxes and other assessments, reservations, exceptions, and all easements, rights of way, liens, leases, contracts, surveys, covenants, conditions and restrictions, as may or may not appear of record.

EXCEPTING THEREFROM all mineral rights of every description and nature.

GRANTOR retains all mineral rights and all energy rights, including geothermal, wind and solar.

IN WITNESS WHEREOF, the party of the first part has hereunto set their hands the day and year first above written.

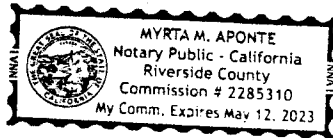
*Ron Jones*  
**RON JONES, Trustee**

STATE OF CALIFORNIA)

: SS.

COUNTY OF RIVERSIDE)

On this 12 day of January, 2021, personally appeared before me, a Notary Public, Ron Jones, who acknowledged that he executed the foregoing instrument.



*Myrta M. Aponte*  
**NOTARY PUBLIC**

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

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

a) 005-500-14  
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 RECORDER'S OPTIONAL USE ONLY**

Book: \_\_\_\_\_ Page: \_\_\_\_\_

Date of Recording: \_\_\_\_\_

Notes: \_\_\_\_\_

**3. Total Value/Sales Price of Property**

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

Transfer Tax Value: \_\_\_\_\_

Real Property Transfer Tax Due \_\_\_\_\_

\$ 25,100.00

( \_\_\_\_\_ )

\$ \_\_\_\_\_

\$ 99.45

**4. If Exemption Claimed:**

a. Transfer Tax Exemption per NRS 375.090, Section N/A

b. Explain Reason for Exemption: N/A

**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 Ren Jones, Trustee Capacity SELLER

Signature Glenn Zeichner Capacity BUYER

**SELLER (GRANTOR) INFORMATION**

(REQUIRED) the Belvedere Group

Print Name: Ren Jones Trust

Address: 316 California Ave #690

City: RENO

State: NV Zip: 89509

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

Print Name: Glenn Zeichner

Address: 10945 Hawes Hill Way

City: MATHEW

State: CA Zip: 95655

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

Print Name: \_\_\_\_\_ Escrow #: \_\_\_\_\_

Address: N/A

City: \_\_\_\_\_ State: N/A Zip: \_\_\_\_\_

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED