

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

EUREKA COUNTY, NV
RPTT:\$11.70 Rec:\$37.00
\$48.70 Pgs=4
WESTERN OUTDOOR PROPERTIES, LLC
LISA HOEHNE, CLERK RECORDER

2021-244535

03/09/2021 10:32 AM

PARCEL NUMBER: 005-200-08
WHEN RECORDED RETURN TO:
Mark A. Fontaine
3827 S Carson St.
Carson City, Nevada 89701

WARRANTY DEED

THE GRANTOR(S),

- Diana L. Domer, a single person,

for and in consideration of: Ten Dollars (\$10.00) and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Mark A. Fontaine, 3827 S Carson St., Carson City, Nevada, 89701,

the following described real estate, situated in the County of Eureka, State of Nevada:

Legal Description: See attached *Schedule A*

Description is as it appears in Document No. 66282 & 75294, Official Records, Eureka County, Nevada.

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell

and convey the same; and that Grantor, her heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Tax Parcel Number: 005-200-08

Mail Tax Statements To:
Mark A. Fontaine
3827 S Carson St.
Carson City, Nevada 89701

Grantor Signatures:

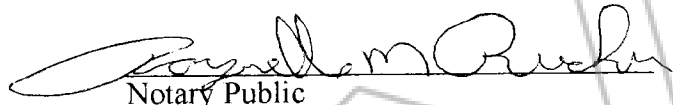
DATED: March 7, 2021

Diana L. Domer

Diana L. Domer
15803 E. 25th
Independence, MO 64055

STATE OF MISSOURI, COUNTY OF Jackson, ss:

This instrument was acknowledged before me on this 2nd day of March,
2021 by Diana L. Domer.


Notary Public

Signature of person taking acknowledgment

Notary/Manager
Title (and Rank)

My commission expires 01/24/2025

RAYNELLE M. RUCKER
NOTARY PUBLIC-NOTARY SEAL
STATE OF MISSOURI
JACKSON COUNTY
MY COMMISSION EXPIRES 1/24/2025
COMMISSION # 17313488

**SCHEDULE A
LEGAL DESCRIPTION OF REAL PROPERTY**

Township 30 North, Range 48 East, M.D.B.&M.

Section 17: NW $\frac{1}{4}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$.

RESERVING unto Grantor, its successors and assigns, for roadway, transmission and utility purposes, a perimeter easement 30 feet in width measured inward from and the interior boundary of said easement running parallel to, each of the exterior boundaries of the property herein described.

APN # 005-200-08 (+/- 10.00 Acres)

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 005-200-08
b) _____
c) _____
d) _____

2. Type of Property:

- | | | | |
|--|--------------|-----------------------------|-----------------|
| a) <input checked="" 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) \$ 2,507.84
Transfer Tax Value: \$ N/A
Real Property Transfer Tax Due: \$ 2,507.84
\$ 11.70

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 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 Diana L. Domer Capacity GRANTOR
Signature Mark A. Fontaine Capacity GRANTEE

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Diana L. Domer
Address: 15803 E. 25th
City: Independence
State: MO Zip: 64055

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Mark A. Fontaine
Address: 3827 S Carson St.
City: Carson City
State: NV Zip: 89701

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Western Outdoor Properties LLC Escrow # 21025
Address: 3827 S. Carson St.
City: Carson City State: NV Zip: 89701

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)