

Prepared By:
Mr. JIM DAVIDS
238 Second St
Crescent Valley, Nevada 89821

JIM DAVIDS



00012104202102446970050051

LISA HOEHNE, CLERK RECORDER

After Recording Return To:
Mr. JIM DAVIDS
238 Second St
Crescent Valley, Nevada 89821

) **TAX PARCEL ID #:** 002-022-10

QUIT CLAIM DEED

BE IT KNOWN BY ALL, that Mrs. COLVIN, SHIRLEY MARIE, ("Grantor") whose address is 8381 Delaware St, Denver, Colorado 80221, hereby **REMISES, RELEASES AND FOREVER QUITCLAIMS TO** Mr. JIM DAVIDS ("Grantee"), whose address is 238 Second St, Crescent Valley, Nevada 89821, all right, title, interest and claim to the following real estate property located at 3101 CRESCENT AVENUE in the City/Township of CRESCENT VALLEY, located in the County of EUREKA and State of Nevada and ZIP code of 89821, to-wit:

Property having Lot No.CVR&FU#1 LOT 6, with the Section No.BLOCK 5, and having the following description: Parcel # 002-022-10

CVR&FU #1

LOT 6

BLOCK 5.

FOR VALUABLE CONSIDERATION, in the amount of \$3,000.00 dollars, given in hand, and for other good and valuable consideration the receipt and sufficiency of which is hereby acknowledged.

BE IT FURTHER KNOWN, that this transfer shall be effective as of 04/12/21, and that the Grantor makes no promises as to ownership of title to the above-referenced Property, but simply agrees to transfers whatever interest the Grantor has in it to the Grantee.

TO HAVE AND TO HOLD all of Grantor's right, title and interest in and to the above described Property is hereby transferred unto the Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever; so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any party thereof.

Shirley M. Colvin
(Grantor's Signature)

Shirley M. Colvin
(Grantor's Printed Name)

Signed in our presence:

Megan Read
(Witness #1 Signature)

Megan Read
(FIRST WITNESS NAME TYPED)

Tami S Forbes
(Witness #2 Signature)

Tami S Forbes
(SECOND WITNESS NAME TYPED)

Grantee's Address:

Mr. JIM DAVIDS
238 Second St
Crescent Valley, Nevada 89821

Mail Subsequent Tax Bills To:

JIM DAVIDS
238 Second St
Crescent Valley, Nevada 89821

Grantor's Address:

Mrs. COLVIN, SHIRLEY MARIE
8381 Delaware St
Denver, Colorado 80221

STATE OF COLORADO

COUNTY OF Adams

)
) **SS.**
)

The foregoing Quit Claim Deed was acknowledged before me on Shirley Colvin by Mrs. COLVIN, SHIRLEY MARIE, who is personally known to me or who has produced a valid driver's license and/or passport as identification, and such individual(s) having executed aforementioned instrument of his/her/their free and voluntary act and deed.

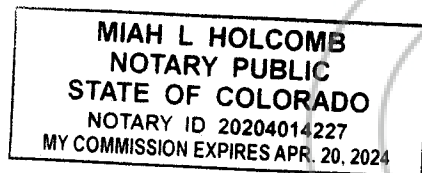
IN WITNESS THEREOF, to this Quit Claim Deed, I set my hand and seal.

Signed, sealed and delivered in the presence of:

Miah Holcomb
(Signature of Notary)

Miah Holcomb
(Printed Notary Name)

My Commission expires: April 20, 2024



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

a) 002-022-10
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) \$ 3,000

Transfer Tax Value: \$ _____

Real Property Transfer Tax Due \$ 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 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 Shirley M. Colvin Capacity Seller

Signature _____ Capacity Buyer

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

Print Name: Shirley M. Colvin

Address: 8381 Delaware St.

City: Danville

State: CO Zip: 80229

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

Print Name: Jim Davis

Address: 238 Second St

City: Crescent Valley

State: NV Zip: 89821

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

Print Name: _____ Escrow #: _____

Address: _____

City: _____ State: _____ Zip: _____

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED