

APN: 005-670-014

Exempt: NRS 375.090 (3)

WHEN RECORDED SEND TO:

Goicoechea, Di Grazia, Coyle & Stanton, Ltd.
530 Idaho Street
Elko, NV 89801

SEND TAX BILL TO:

JEFFREY ALLEN LYNN, Trustor and Trustee
of the **JEFFREY LYNN REVOCABLE LIVING TRUST** d/t/d 11/1/17
10375 Bunny Trails
Battle Mountain, NV 89820

EUREKA COUNTY, NV
RPTT:\$0.00 Rec:\$37.00
\$37.00 Pgs=2
STEWART TITLE ELKO
LISA HOEHNE, CLERK RECORDER

2021-245525
07/30/2021 12:03 PM

E03

DEED OF CORRECTION

This Deed of Correction is being recorded to correct the property description of APN 005-670-014 in the Grant, Bargain, and Sale Deed recorded in the Office of the County Recorder of Eureka County, State of Nevada, on December 11, 2017, as Doc # 2017-234367 ("Deed").

THIS INDENTURE, made and entered into this 6th day of April, 2021, by and between, **JEFFREY LYNN**, aka **JEFFREY ALLEN LYNN**, aka **JEFFREY A. LYNN**, aka **JEFF LYNN**, an unmarried man, herein referred to as GRANTOR, and **JEFFREY ALLEN LYNN**, as Trustor and Trustee of the **JEFFREY LYNN REVOCABLE LIVING TRUST** dated November 1, 2017, herein referred to as GRANTEE;

WITNESSETH:

WHEREAS, GRANTOR executed and delivered a Grant, Bargain and Sale Deed to the GRANTEE, for the consideration therein mentioned, dated November 1, 2017, recorded on December 11, 2017, in the Office of the County Recorder of Elko County, State of Nevada, as Doc # 2017-234367;

AND WHEREAS, the real property referenced and as described therein was not correct and therefore did not describe the property that should have been conveyed due to inadvertent clerical error and convey said real property;

AND WHEREAS, this Deed of Correction to the Deed is being recorded to correct the error in the legal description in said Deed;

NOW THEREFORE, The GRANTOR, for VALUABLE CONSIDERATION RECEIVED, does by these presents grant, bargain, sell and convey unto the said GRANTEE, and to the GRANTEE's successor Trustees and assigns, forever, all of his right, title, interest,

claim and demand which the GRANTOR has, in and to the real property located in the County of Eureka, and State of Nevada, described as follows:

The N1/2S1/2, Section 7, Township 28N., Range 52E., M.D.B.&M., Eureka County, Nevada, consisting of 160 acres, more or less.

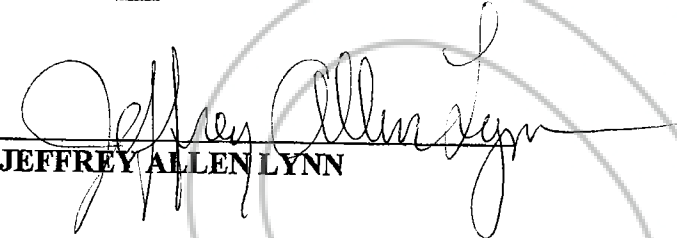
TOGETHER WITH all buildings and improvements thereon.

TOGETHER WITH tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

SUBJECT TO all taxes and assessments, reservations, restrictions, conditions, exceptions, regulations, zoning, codes, easements, rights of way, ordinances, licenses affecting the property, if any, encroachments, if any, upon any street, highway or other property.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said Grantee, its successor Trustees and assigns, forever.

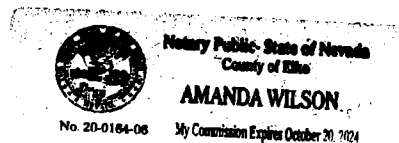
GRANTOR:


JEFFREY ALLEN LYNN

STATE OF NEVADA)
) SS.
COUNTY OF ELKO)

On this 6th day of April, 2021, before me, a Notary Public, personally appeared **JEFFREY ALLEN LYNN**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to this instrument and acknowledges that he executed the foregoing instrument.


NOTARY PUBLIC



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 005-670-14
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 RECORDERS OPTIONAL USE ONLY

Book _____ Page: _____
Date of Recording: _____
Notes: _____

3. a. Total Value/Sales Price of Property

\$ 0.00

b. Deed in Lieu of Foreclosure Only (value of property)

c. Transfer Tax Value:

\$ 0.00

d. Real Property Transfer Tax Due

\$ 0.00

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section _____

b. Explain Reason for Exemption: CORRECTION DEED ONLY ALL RPTT's PAID ON
ORIGINAL DEED RECORDED AS DOCUMENT NO. 2017-234367

5. Partial Interest: Percentage being transferred: _____%

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 _____

Jeffrey Allen Lynn

Capacity _____

Grantor _____

Signature _____

Jeffrey Allen Lynn, as Trustee of the Jeffrey
Lynn Revocable Living Trust

Capacity _____

Grantee _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Jeffrey Allen Lynn

Address: 10375 Bunny Trails

City: Battle Mountain

State: Nevada 89820

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Jeffrey Allen Lynn, as Trustee
of the Jeffrey Lynn Revocable
Living Trust

Address: 10375 Bunny Trails

City: Battle Mountain

State: Nevada 89820

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

Print Name: Stewart Title Company

Escrow # 1102311 TB

Address: 810 Idaho St

City: Elko

State: NV

Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED