

EUREKA COUNTY, NV
LAND-WAD
RPTT:\$7.80 Rec:\$37.00
Total:\$44.80

2021-245569
08/12/2021 01:25 PM

Pgs=3

MICHAEL KINCADE



LISA HOEHNE, CLERK RECORDER

ASSESSOR PARCEL NO. 003-224-05
NOTE: Deed prepared by Grantor below.
NAME: Michael Kincade, Tr
ADDRESS: 4720 Loch Lomond Dr
CITY/ST/ZIP: Carmichael, CA 95608

PAT: J
WHEN RECORDED MAIL TO (GRANTEE):
MAIL TAX STATEMENTS TO (GRANTEE):
NAME: James Randall Vavrin
ADDRESS: 4401 Little Rd Ste 550-323
CITY/ST/ZIP: Arlington, TX 76016

SPECIAL WARRANTY DEED

*SAVE PRICE
\$2,000-*

FOR VALUABLE CONSIDERATION, receipt of which is acknowledged, the Grantor (Seller) whose name(s) is/are:

Michael Kincade Trustee of the Michael Kincade Revocable Trust of 2014

Does convey and specially warrants to:

James Randall Vavrin a Single Man

Grantee, the following described real property free of encumbrances created by the Grantor, situated in:

Eureka County, Nevada

Nevelco Inc. #2, T29N, R48E Sec. 15, Block L, Lots 1 & 2

APN# 003-224-05

Witness Whereof, my hand has been set on

AUG 10, 2021

[Signature]
Signature in line above

[Signature]
Signature on line above

MICHAEL KINCADE JR
Print on line above

Print on line above

State of California, County of _____
Subscribed and sworn to (or affirmed) before me on this _____ day of _____, _____ by _____

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature _____ (seal)

(AM)

**Please see attached
CA Notary*

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 009-274-05
 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 |
| Other _____ | |

FOR RECORDERS OPTIONAL USE ONLY
 Document/Instrument #: _____
 Book _____ Page: _____
 Date of Recording: _____
 Notes: _____

3. Total Value/Sales Price of Property \$ 2,000
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ 76

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 _____

Signature [Signature]

Capacity GRANTOR

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Name: MICHAEL K. NOVETZ
 Address: 4720 SOUTH GARDNER DR
 City: CARMICHAEL
 State: CA Zip: 95608

BUYER (GRANTEE) INFORMATION
(REQUIRED)

JAMES RANDALL WARDEN
1401 LITTLE RD STE 500-323
ARLINGTON VA
22016

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)