

A.P.N. No.:	003-442-03
R.P.T.T.	\$ 702.00
File No.:	1349880
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Thomas Virgin	
45 Horseshoe Circle	
Crescent Valley, NV 89821	

EUREKA COUNTY, NV	2021-246359
RPTT:\$702.00 Rec:\$37.00	
\$739.00 Pgs=2	09/16/2021 01:41 PM
STEWART TITLE ELKO	
LISA HOEHNE, CLERK RECORDER	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Dwight H. Tompkins and Caren M. Tompkins, husband and wife, as joint tenants** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Thomas Virgin, a married man as his sole and separate property**, all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

Parcel 45 as shown on that certain Map of Division Into Large Parcels for Cattlemens Title Guarantee and Cattlemens Title Guarantee as Trustee for Tehama Holdings filed in the office of the County Recorder of Eureka County, State of Nevada, on October 20, 1994, as File No. 155503, being a portion of Section 13, Township 31 North, Range 49 East, M.D.B.&M..

EXCEPTING THEREFROM all petroleum, oil, natural gas, and products derived therefrom, within or underlying said land or that may be produced therefrom as reserved by Southern Pacific Company in deed recorded April 23, 1959, Book 25, Page 290, Deed Records of Eureka County, Nevada.

***SUBJECT TO:**

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 9/2/21

SIGNATURES AND NOTARY ON PAGE 2
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.

Dwight H. Tompkins
Dwight H. Tompkins

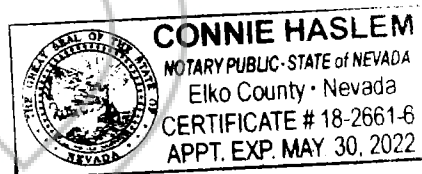
Caren M. Tompkins
Caren M. Tompkins

State of NV)
County of Elko) ss

This instrument was acknowledged before me on the 29th day of September, 2021
By: Dwight H. Tompkins and Caren M. Tompkins

Signature: [Signature]
Notary Public

My Commission Expires: May 30, 2022



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 003-442-03
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 \$ 179,900.00
b. Deed in Lieu of Foreclosure Only (value of property) (_____)
c. Transfer Tax Value: \$ 179,900.00
d. Real Property Transfer Tax Due \$ 702.00

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  Capacity Grantor
Dwight H. Tompkins

Signature _____ Capacity Grantee
Thomas Virgin

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Dwight H. Tompkins and Caren M. Tompkins
Address: HC 66 Box 4-10
City: Crescent Valley
State: NV Zip: 89821

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Thomas Virgin
Address: 45 Horseshoe Circle
City: Crescent Valley
State: NV Zip: 89821

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

Print Name: Stewart Title Company Escrow # 1349880
Address: 810 Idaho St
City: Elko State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

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Signature _____

Capacity _____

Grantor _____

Dwight H. Tompkins

Signature _____

Capacity _____

Grantee _____

Thomas Virgin

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(REQUIRED)

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