

<b>A.P.N. No.:</b>	004-340-14
<b>R.P.T.T.</b>	\$0.00
<b>File No.:</b>	1459777 PA
<b>Recording Requested By:</b>	
Stewart Title Company	
<b>When Recorded Mail To:</b>	
Daniel B. Moore	
6185 Sierra Mesa Drive	
Reno, NV 89511	

EUREKA COUNTY, NV  
 RPTT:\$0.00 Rec:\$37.00  
 \$37.00 Pgs=3  
 STEWART TITLE ELKO  
 LISA HOEHNE, CLERK RECORDER

**2021-247493**

11/24/2021 11:21 AM

E05

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **GINGER MOORE** a married woman Spouse of Grantee herein for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **DANIEL B. MOORE** 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:

See Exhibit "A" attached hereto and made a part hereof.

### 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.

IT IS THE EXPRESS INTENT OF THE GRANTOR, BEING THE SPOUSE OF THE GRANTEE, TO CONVEY ALL RIGHT, TITLE AND INTEREST OF THE GRANTOR, COMMUNITY OR OTHERWISE, IN AND TO THE HEREIN DESCRIBED PROPERTY TO THE GRANTEE AS GRANTEE'S SOLE AND SEPARATE PROPERTY.

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: 11/9/2021

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

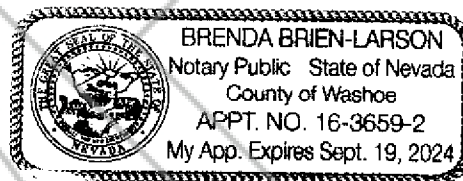
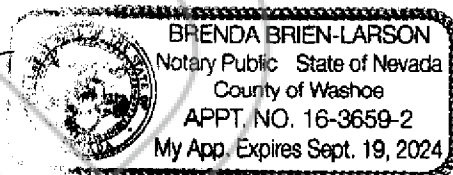
*Ginger Moore*  
GINGER MOORE

State of Nevada )  
County of Washoe ) ss

This instrument was acknowledged before me on the 9<sup>th</sup> day of November, 2021  
By: GINGER MOORE

Signature: *Brenda Brien-Larson*  
Notary Public

My commission expires: Sept 19, 2024



## **EXHIBIT "A"**

### **LEGAL DESCRIPTION**

That certain real property situate, lying and being in the County of Eureka, State of Nevada, further described as being portions of the SE1/4 of the SW1/4, the SW1/4 of the SE1/4 and Lot 4 of Section 12, Township 32 North, Range 50 East, M.D.B.&M., lying an being right and southerly of the right or southern 200 foot highway right of way line of Interstate Route 80, State Route 1 (IR-80, SR-1) and more fully described by metes and bounds as follows, to wit:

Beginning at the intersection of the right or southern 200 foot highway right of way line for Interstate Route 80, State Route 1 (IR-80, SR-1) and the south boundary of Section 12, Township 32 North, Range 50 East, M.D.B.&M., at a point 278 feet right of and at right angles to Highway Engineer's Station "AW" 922+65.83 P.O.T., thence North  $71^{\circ}33'55''$  East, along said highway right of way line a distance of 3977.75 feet to an intersection with the east boundary of said Section 12;

Thence South  $0^{\circ}55'25''$  West, along said east boundary a distance of 1281.12 feet to the southeast corner of said Section 12;

Thence North  $89^{\circ}37'37''$  West, along the south boundary of said Section 12, a distance of 2698.44 feet to the south quarter corner of said Section 12;

Thence North  $89^{\circ}41'59''$  West, along the south boundary of said Section 12, a distance of 1054.62 feet to the point of beginning;

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 004-340-14  
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 5  
b. Explain Reason for Exemption: Spouse to Spouse with NO CONSIDERATION

**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 *D. Moore* Capacity \_\_\_\_\_  
GINGER MOORE

Signature \_\_\_\_\_ Capacity \_\_\_\_\_  
DANIEL B. MOORE

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

Print Name: GINGER MOORE  
Address: 6185 Sierra Mesa Drive  
City: Reno  
State: NV 89511

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

Print Name: DANIEL B. MOORE  
Address: 6185 Sierra Mesa Drive  
City: Reno  
State: NV 89511

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

Print Name: Stewart Title Company  
Address: 810 Idaho St  
City: Elko

Escrow # 1459777 PA  
State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED