

APN 002-036-16
002-036-19
002-036-23

EUREKA COUNTY, NV
LAND-DUD
Rec:\$37.00
Total:\$37.00
GERBER LAW OFFICE

2021-247506
12/06/2021 01:18 PM
Pgs=4

Mail Tax Statements to:
Vickie J. Etchinek
357 3rd Street
Crescent Valley, Nevada 89821

When Recorded Return to:
GERBER LAW OFFICES, LLP
491 4th Street
Elko, Nevada 89801



DEED UPON DEATH

FOR THE CONSIDERATION of TEN DOLLARS (\$10.00), and other valuable consideration, the receipt of which is hereby acknowledged, VICKIE ETCHINEK, also known as VICKIE J. ETCHINEK, also known as VICKIE JOE ETCHINEK, an unmarried woman, herein referred to as Grantor, does hereby convey to ANGIE MARIE SHIRLEY, hereinafter referred to as Grantee, effective on Grantor's death, all right, title and interest in the real property situate in the County of Eureka, State of Nevada, more particularly described as follows:

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

TOGETHER WITH all buildings and improvements thereon.

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversions, remainders, rents, issues and profits thereof, or of any part thereof.

SUBJECT TO all taxes and assessments, reservations, exceptions, easements, rights of way, limitations, covenants, conditions, restrictions, terms, liens, charges and licenses affecting the property of record.

TO HAVE AND TO HOLD the described premises to the Grantee, and to her successors and assigns forever.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR. THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO NRS 111.655 TO 111.699, INCLUSIVE, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF THE GRANTOR IN THE SAME REAL PROPERTY.

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

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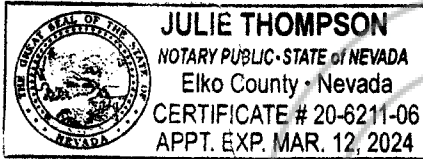
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IN WITNESS WHEREOF, the Grantor has signed this Deed this 6th day of October, 2021.

Vickie J. Etchinek
VICKIE ETCHINEK, also known as VICKIE
J. ETCHINEK, also known as VICKIE JOE
ETCHINEK

STATE OF NEVADA)
 : SS.
COUNTY OF ELKO)

On this 6th day of October, 2021, personally appeared before me, a Notary Public, VICKIE ETCHINEK, also known as VICKIE J. ETCHINEK, also known as VICKIE JOE ETCHINEK, who acknowledged to me that she executed the foregoing instrument.



Julie Thompson
NOTARY PUBLIC

EXHIBIT A

All that property located in the County of Eureka, State of Nevada, described as follows:

PARCEL 1:

CVR&F UNIT #1, BLOCK 14, LOT 20
472 FOURTH STREET
(APN 002-036-16)

PARCEL 2:

LOT 15, BLOCK 14, CRESCENT VALLEY RANCH AND FARMS UNIT #1
462 FOURTH STREET
(APN 002-036-19)

PARCEL 3:

LOTS 11,12,13, 16, 17 AND 18, Block 14 of Crescent Valley Ranch & Farms,
Unit #1, according to the official map thereof filed in the Office of the County
Recorder of Eureka County, State of Nevada, as File Number 34081.
357 THIRD STREET
(APN 002-036-23)

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 002-036-16
 b) 002-036-19
 c) 002-036-23
 d) _____

2. Type of Property:
 a) ___ Vacant Land b) X 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) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 10
 b. Explanation Reason for Exemption : A conveyance of real property by deed which becomes effective upon the death of the grantor pursuant to NRS 111.109

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 *David Gerber* Capacity Attorney

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Vickie J. Etchinek

Print Name: Angie Marie Shirley

Address: 357 3rd Street
 City: Crescent Valley
 State: Nevada Zip: 89821

Address: 363 3rd Street
 City: Crescent Valley
 State: Nevada Zip: 89821

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

Print Name: Gerber Law Offices, LLP Escrow #: _____
 Address: 491 4th Street
 City: Elko State: Nevada Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED