

APN: 005-460-34
RPTT: \$11.70

RECORDING REQUESTED BY:

Cow County Title Co.
NLS 8155-Eur

MAIL TAX STATEMENTS TO:

Same as below

WHEN RECORDED MAIL TO:

Carol Mucci
Linda Smith
PO Box 3295
Weaverville CA 96093

EUREKA COUNTY, NV
RPTT:\$11.70 Rec:\$37.00
\$48.70 Pgs=2
COW COUNTY TITLE CO.
LISA HOEHNE, CLERK RECORDER

2022-247958

04/08/2022 11:25 AM

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **JOHN F. CUDDY, an unmarried man**, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **CAROL MUCCI, an unmarried woman and LINDA SMITH, a single woman, as joint tenants**

all that real property situate in the County of Eureka, State of Nevada, bounded and described as follows:

TOWNSHIP 29 NORTH, RANGE 48 EAST, M.D.B.& M.

Section 25: North Half (N1/2) of the Southeast Quarter (SE1/4) of the Southwest Quarter (SW1/4)

EXCEPTING THEREFROM, all petroleum, oil, natural gas and products derived therefrom, within or underlying said land or that may be produced therefrom, and all rights thereto, as reserved by Southern Pacific Land Company in the Deed to H.J. Buchenau and Elsie Buchenau recorded September 24, 1951 in Book 24 of Deeds, page 168 as File No. 29127, Eureka County, Nevada records.

ASSESSOR'S PARCEL NUMBER: 005-460-34

SUBJECT TO:

1. Taxes for 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: 3-28-22

John F. Cuddy

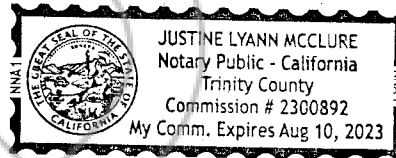
JOHN F. CUDDY

STATE OF California

COUNTY OF Trinity

On 03/28/2022, personally appeared before me, a Notary Public, John F. Cuddy, who acknowledged that he executed the above instrument.

[Signature]
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
- a) 005-460-34
 - b) _____
 - c) _____
 - d) _____

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book	_____ Page _____
Date of Recording:	_____
Notes:	_____

2. Type of Property
- a) Vacant Land
 - b) Single Family Residence
 - c) Condo/Twnhse
 - d) 2-4 Plex
 - e) Apartment Bldg.
 - f) Commercial/Industrial
 - g) Agricultural
 - h) Mobile Home
 - i) Other _____

3. Total Value/Sales Price of Property \$3,000.00
 Deed in Lieu of Foreclosure Only (Value of Property) (_____)
 Transfer Tax Value \$3,000.00
 Real Property Transfer Tax Due: \$11.70

- 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 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: *John F. Cuddy* Capacity: **Grantor**
John F. Cuddy

Signature: *Carol Mucci* Capacity: **Grantee**
Carol Mucci

SELLER (GRANTOR) INFORMATION

Print Name: John F. Cuddy
PO Box 328
 Address: _____
Lewiston CA 96052
 City/State/Zip _____

BUYER (GRANTEE) INFORMATION

Print Name: Carol Mucci / Linda Smith
PO Box 3295 / 636 Troon Dr
 Address: SE
Weaverville CA 96093 / Rio
 City/State/Zip Rancho NM 87124

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: Cow County Title Co Escrow No NLS 8155-Eur
 Address: 761 Rainsdance Dr, Pahrump NV 89048