

<b>A.P.N. No.:</b>	007-380-63
<b>R.P.T.T.</b>	\$ 936.00
<b>File No.:</b>	1602346
<b>Recording Requested By:</b>	
<b>Stewart Title Company</b>	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
Nicholas Ralph Gordon	
P.O. Box 691	
Eureka, NV 89316	

EUREKA COUNTY, NV  
RPTT:\$936.00 Rec:\$37.00  
\$973.00 Pgs=2  
STEWART TITLE ELKO  
KATHERINE J. BOWLING, CLERK RECORDER

**2022-248261**

**06/16/2022 01:51 PM**

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**Pauline Inchauspe, Trustee of The Pauline Inchauspe Revocable Trust**

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

**Nicholas Ralph Gordon, an unmarried man,**

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

Parcel 2 as shown on that certain Parcel Map for JERRY R. MARTIN, JOHN T. and BECKY O'FLAHERTY and CURTIS P. HAYWARD, filed in the office of the County Recorder of Eureka County, State of Nevada, on June 21, 1996, as File No. 163256, being a portion of Lot 11, Section 28, TOWNSHIP 20 NORTH, RANGE 53 EAST, M.D.B.&M.

EXCEPTING THEREFROM all the oil and gas lying in and under said land, as reserved by the United States of America, in Patent recorded December 30, 1965, in Book 9, Page 422, Official Records of Eureka County, Nevada.

FURTHER EXCEPTING THEREFROM 1/2 of all mineral rights, oil or gas lying in and under said land as reserved by EDWIN C. BISHOP and LETA B. BISHOP, his wife, in deed recorded August 23, 1978, in Book 65, Page 317, Official Records, 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: MARCH 21, 2022

SIGNATURES AND NOTARY ON PAGE 2

(One inch Margin on all sides of Document for Recorder's Use Only)

Page 1 of 2

The Pauline Inchauspe Revocable Trust

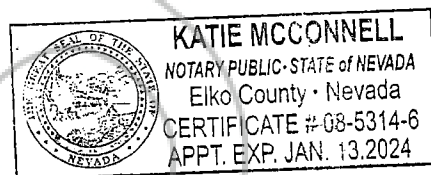
By: Pauline Inchauspe  
Pauline Inchauspe, Trustee

State of Nevada )  
County of Eureka ) ss

This instrument was acknowledged before me on the 21<sup>st</sup> day of March, 2022  
By: Pauline Inchauspe as Trustee of The Pauline Inchauspe Revocable Trust

Signature: Katie McConnell  
Notary Public

My Commission Expires: 1/13/2024



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

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

- a) 007-380-63  
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                      \$ 240,000.00  
b. Deed in Lieu of Foreclosure Only (value of property)                      (                      )  
c. Transfer Tax Value:                      \$ 240,000.00  
d. Real Property Transfer Tax Due                      \$ 936.00

**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 Pauline Inchauspe                      Capacity                      Grantor  
Pauline Inchauspe Revocable Trust

Signature \_\_\_\_\_                      Capacity                      Grantee  
Nicholas Ralph Gordon

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

Print Name: The Pauline Inchauspe Revocable Trust  
Address: HC 61 Box 61230  
City: Austin  
State: NV                      Zip: 89310

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

Print Name: Nicholas Ralph Gordon  
Address: P.O. Box 691  
City: Eureka  
State: NV                      Zip: 89316

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

Print Name: Stewart Title Company                      Escrow # 1602346  
Address: 1539 Avenue F  
City: Ely                      State: NV                      Zip: 89301

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

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Signature _____	Capacity _____	Grantor _____
Pauline Inchauspe Revocable Trust		
Signature <u>Nicholas Ralph Gordon</u>	Capacity _____	Grantee _____
Nicholas Ralph Gordon		

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Address: <u>1539 Avenue F</u>	
City: <u>Ely</u>	State: <u>NV</u> Zip: <u>89301</u>

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