		<del></del>				
A.P.N. No.:	003-085-06					
R.P.T.T.	\$0.00					
File No.:	1751937					
Recording Requested By:						
Stewart Title Company						
Mail Tax Sta	Same as below					
When Recorded Mail To:						
Courtney Landeros						
109 N. 12 <sup>th</sup> St						
Crescent Valley, NV 89821						

EUREKA COUNTY, NV
RPTT:\$0.00 Rec:\$37.00
\$37.00 Pgs=2
STEWART TITLE ELKO
KATHERINE J. BOWLING, CLERK RECORDER E05

# **GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That

## Audrina Mason, a married woman and spouse of Grantee herein

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

### Courtney Landeros, 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:

Lot 3, Block 5, of CRESCENT VALLEY RANCH & FARMS UNIT NO. 4, according to the official map thereof, filed in the Office of the County Recorder of Eureka County, State of Nevada, as File Number 34552.

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 Deed recorded September 24, 1951, in Book 24 of Deeds at Page 168, Eureka County, Nevada.

#### SUBJECT TO:

- 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: 114/22

Audrina Mason	
State of Nevada ) ss ) ss	
County of Eureka CIKO )	\ \
This instrument was acknowledged before me on the H day of By: Audrina Mason	, 2022
Signature: Notary Public Notary Public Notary Public	DON HATCH  U.C. STATE of NEVADA  Dunty - Nevada  ATE # 22-6554-06
My commission expires:APPT. EXP	P. DEC. 29, 2025

## STATE OF NEVADA DECLARATION OF VALUE FORM

<ol> <li>Assessor Parcel Numb</li> </ol>	er(s)		^	
a) <u>003-085-06</u>			/\	
b)			( )	
c)			\ \	
d)			\ \	
2. Type of Property:			\ \	
a.⊠ Vacant Land	b.□ Single Fam. Res.	FOR RECORD	ERS OPTIONAL USE ONLY	
c. ☐ Condo/Twnhse	d. □ 2-4 Plex	Book	Page:	
	f. ☐ Comm'l/Ind'l	Date of Record		
e.□ Apt. Bldg		- A	mig.	
g.□ Agricultural	h.□ Mobile Home	Notes:		
☐ Other				
0 T. W. 1 (0 1 D.	(5)	0.00		
3. a. Total Value/Sales Pri		\$ <u>0.00</u>		
	losure Only (value of proper	-		
c. Transfer Tax Value:	or Toy Due	\$ 0.00		
d. Real Property Transfe	ar Tax Due	\$ <u>0.00</u>		
4. If Exemption Claimed	<	< 1		
	nption per NRS 375.090, Se	ection 5		
	r Exemption: Spouse to s		/	
b. Explain Reason to	Exemption. Opouse to a	spouse		
5. Partial Interest: Perce	ntage being transferred: 10	00%	/	
	and acknowledges, under		rsuant to NRS 375 060	
	information provided is co			
			information provided herein.	
	gree that disallowance of a			
			est at 1% per month. Pursuant	
			or any additional amount owed.	
		/ / /	\ /	
Signature \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	7 Caxxx	Capacity	Grantor	
Audrina Mason		_/ /		
		1 1		
Signature	\	Capacity	Grantee	
Courtney Lande	ros			
		/ /		
SELLER (GRANTOR) INF	ORMATION		EE) INFORMATION	
(REQUIRED)		and the same of th	(UIRED)	
Print Name: Audrina Mason		Print Name: Courtney Landeros		
Address: 109 N. 12 <sup>th</sup> St			N. 12 <sup>th</sup> St	
City: Crescent Valley		City: Crescent		
State: NV	89821	State: <u>NV</u>	89821	
COMDANV/DEDSON DE	QUESTING RECORDING (	required if not calls	r or huver)	
	le Company	Escrow # 1751		
Address: 810 Idaho St	ie Company	ESCIOW# 1/31	331	
1	//	State: NV	Zip: 89801	
City: Elko		State: NV	Zip: <u>89801</u>	

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED