

APN: 002-052-13

Mail Tax Statement to:  
Darrell Dean Pearce and  
Karen Marie Pearce  
2219 Lander Avenue  
Crescent Valley, Nevada 89821

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

EUREKA COUNTY, NV **2022-248601**  
RPTT:\$46.80 Rec:\$37.00  
\$83.80 Pgs=2 08/12/2022 11:18 AM  
STEWART TITLE ELKO  
KATHERINE J. BOWLING, CLERK RECORDER

**GRANT BARGAIN AND SALE DEED**

FOR THE CONSIDERATION of TEN DOLLARS (\$10.00), and other valuable consideration, the receipt of which is hereby acknowledged, SOUTHERN IDAHO LEARNING CENTER INC., an Idaho nonprofit corporation, a fictitious entity name of SCOTTISH RITE FOUNDATION OF IDAHO, INC., herein referred to as Grantor, does hereby grant, bargain and sell to DARRELL DEAN PEARCE and KAREN MARIE PEARCE, husband and wife, as joint tenants with rights of survivorship, herein referred to as Grantees, and to their successors and assigns forever, the property and premises located in the County of Eureka, State of Nevada, described as follows:

Lot 5, Block 30, of Crescent Valley Ranch & Farms Unit No. 1, as per map recorded in the office of the County Recorder of Eureka County, Nevada, as File No. 34081.

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 to H. J. Buchenau and Elsie Buchenau, recorded September 24, 1951, in Book 24, of Deeds ad Page 168, Eureka County, Nevada.

TOGETHER WITH all buildings and improvements thereon.

SUBJECT TO: All taxes and other assessments, reservations, exceptions, and all easements, rights of way, liens, leases, contracts, surveys, covenants, conditions and restrictions, as may appear of record.

TOGETHER WITH the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.



STATE OF NEVADA  
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)  
a) 002-052-13  
b) \_\_\_\_\_  
c) \_\_\_\_\_  
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                      \$ 12,000.00  
Deed in Lieu of Foreclosure Only (value of Property)    ( \_\_\_\_\_ )  
Transfer Tax Value:    \$ 12,000.00  
Real Property Transfer Tax Due                              \$ 46.80

4. If Exemption Claimed:  
a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_  
b. Explanation Reason for Exemption : \_\_\_\_\_

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: Zachary Gerber Capacity: Attorney

Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
Print Name: Southern Idaho Learning Center Inc.  
Address: 1407 W. Bannock Street  
City: Boise  
State: Idaho Zip: 83702

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
Print Name: Darrell Dean Pearce and Karen Marie Pearce  
Address: 2219 Lander Avenue  
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 4<sup>th</sup> Street  
City: Elko State: Nevada Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED