

APN: 002-052-13

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

EUREKA COUNTY, NV
RPTT:\$46.80 Rec:\$37.00
\$83.80 Pgs=2

2022-248601

08/12/2022 11:18 AM

STEWART TITLE ELKO
KATHERINE J. BOWLING, CLERK RECORDER

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

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.

TO HAVE AND TO HOLD the described premises to the Grantees, and to their successors and assigns forever.

IN WITNESS WHEREOF, the Grantor has signed this Deed this 21 day of July, 2022.

Robert Julian
ROBERT JULIAN, Secretary
Southern Idaho Learning Center Inc.
a DBA of the Scottish Rite Foundation of
Idaho, Inc.

STATE OF IDAHO)
 :SS.
COUNTY OF Ada)

On the 21 day of July, 2022, personally appeared before me, a Notary Public, ROBERT JULIAN, Secretary of Southern Idaho Learning Center Inc., a DBA of the Scottish Rite Foundation of Idaho, Inc., personally known to me or proven to me to be the person whose name is subscribed to the above instrument and who acknowledge that (s)he executed said instrument.



Amanda R Wagner
NOTARY PUBLIC

**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

Deed in Lieu of Foreclosure Only (value of Property) _____

Transfer Tax Value: _____

Real Property Transfer Tax Due _____

\$ 12,000.00

(_____)

\$ 12,000.00

\$ 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 _____

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

Print Name: Southern Idaho Learning Center Inc.

Address: 1407 W. Bannock Street

City: Boise

State: Idaho Zip: 83702

Capacity _____

**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

Address: 491 4th Street

City: Elko

Escrow #: _____

State: Nevada Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED