

EUREKA COUNTY, NV  
LAND-QTD  
RPTT:\$68.25 Rec:\$37.00  
Total:\$105.25  
RICHARD E. TISUE

**2023-250780**  
**07/07/2023 01:14 PM**  
Pgs=3

**A.P.N. 001-212-01**

Recording requested by and mail tax statements to:

Richard E. Tisue, Ttee

P. O. Box 874

Eureka, NV 89316



00018668202302507800030036  
KATHERINE J. BOWLING, CLERK RECORDER

Space provided for Recorders use

## QUIT CLAIM DEED

THIS INDENTURE WITNESS that the GRANTOR, Stephen T. O'Donnell, does hereby Quit Claim the right, title and interest, if any, which GRANTOR may have in all that real property, the receipt of which is acknowledged, to the GRANTEE, Richard E. Tisue, Trustee of the Tisue Family Trust, of P. O. Box 874, Eureka, NV 89316, hereinafter referred to as the Grantee, all of the following described property situate in the County of Eureka, State of Nevada:

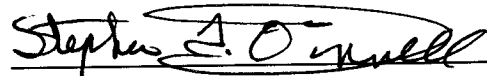
PARCEL 1: PARCEL 1 OF PARCEL "C" OF LOT 1, SECTION 14, TOWNSHIP 19 NORTH, RANGE 53 EAST, MDB&M, AS SHOWN AND DESIGNATED ON PARCEL MAP FILED ON SEPTEMBER 20, 1988 AS FILE NO. 121703 ON FILE IN THE RECORDS OF EUREKA COUNTY, NEVADA.

PARCEL 2: AN EASEMENT FOR INGRESS AND EGRESS, PRIVATE AND PUBLIC UTILITIES, AND NECESSARY APPURTENANCES FOR MAINTENANCE THERETO OVER, ALONG, UNDER, AND ACROSS THE SOUTHERLY AND WESTERLY 40 FEET OF THE FOLLOWING DESCRIBED LAND:

PARCEL 2 OF PARCEL "C" OF LOT 1, SECTION 14, TOWNSHIP 19 NORTH, RANGE 53 EAST, MDB&M, AS SHOWN AND DESIGNATED ON PARCEL MAP FILED ON SEPTEMBER 20, 1988, AS FILE NO. 121703 ON FILE IN THE RECORDS OF EUREKA COUNTY, STATE OF NEVADA.

TOGETHER with all the rights, hereditaments and appurtenances to said premises belonging or in any way of appertaining to.

In Witness whereof, I have hereunto set my hand this 5 Day of July, 2023

  
STEPHEN T. O'DONNELL (Grantor)

APN: 001-212-01

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA }

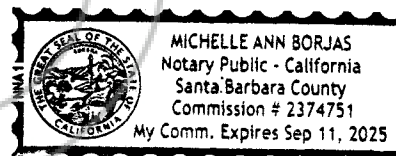
COUNTY OF SANTA BARBARA }

On July 5, 2023, before me, Michelle Ann Borjas, a Notary Public, personally appeared STEPHEN T. O'DONNELL, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed, the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

*Michelle Ann Borjas*



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a. 001-212-01  
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

\$ 17,100

b. Deed in Lieu of Foreclosure Only (value of property ( \_\_\_\_\_ )

c. Transfer Tax Value: \$ \_\_\_\_\_

d. Real Property Transfer Tax Due \$ 68.25

4. **If Exemption Claimed:**

a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_

b. Explain 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 Stephen T. O'Donnell Capacity: Owner

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

**SELLER (GRANTOR) INFORMATION**

**(REQUIRED)**

Print Name: Stephen T. O'Donnell

Address: 601 Crosby Dr.

City: Lompoc

State: CA Zip: 93436

**BUYER (GRANTEE) INFORMATION**

**(REQUIRED)**

Print Name: Richard E Tisue, Trustee TFT

Address: P. O. Box 874

City: Eureka

State: NV Zip: 89316

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

Print Name: \_\_\_\_\_

Escrow # \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_

State: \_\_\_\_\_ Zip: \_\_\_\_\_

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED