

# QUIT CLAIM DEED

EUREKA COUNTY, NV  
LAND-QTD  
RPTT:\$31.20 Rec:\$37.00  
Total:\$68.20  
DEBORAH JUNE ADDENBROOKE

2023-250814  
07/24/2023 01:33 PM  
Pgs=2

APN: 002-054-12

RECORDING REQUESTED BY AND MAIL TAX STATEMENT TO

Name: Deborah June Addenbrooke

Address: 558 Fifth Street

City/State/Zip: Crescent Valley, NV 89821



00018711202302508140020023

KATHERINE J. BOWLING, CLERK RECORDER

THIS INDENTURE WITNESS That the GRANTOR(S): Nancy E. Sellard

Eight Thousand for and in consideration of Dollars (\$8000.00) do hereby QUIT CLAIM

the right, title and interest, if any, which GRANTOR(S) may have in all that real property, the receipt of which

is hereby acknowledged, to the GRANTEE(S): Deborah June Addenbrooke whose

address is (if applicable): 558 Fifth Street, situate in the

City of Crescent Valley, County of Eureka, State of Nevada. All

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

(Set forth legal description)

Block 31, Lots 9 & 20  
Crescent Valley Ranch Farms Unit 1

Together with all and singular hereditament and appurtenances thereunto belonging or in any way appertaining to. In Witness Whereof, I/We have hereunto set my hand/our hands on March 8, 2023

Signature of Grantor

Nancy E. Sellard

Signature of Grantor

STATE OF NEVADA )

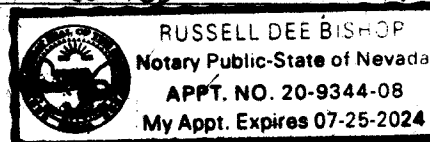
COUNTY OF EUREKA )

This instrument was acknowledged before me on (date) MARCH 8TH 2023

By (person(s) appearing before notary public) NANCY EDITH SELLARD

Notary Public

My Commission expires: 7/25/2024



(Notary Stamp)

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

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

a) 002-054-12  
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 RECORDER'S OPTIONAL USE ONLY**

Book: \_\_\_\_\_ Page: \_\_\_\_\_

Date of Recording: \_\_\_\_\_

Notes: \_\_\_\_\_

**3. Total Value/Sales Price of Property**

\$ 8000.00

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

Transfer Tax Value: \$ \_\_\_\_\_

Real Property Transfer Tax Due \$ 31.20

**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 Nancy Sellard Capacity Seller

Signature Deborah June Addenbrooke Capacity Buyer

**SELLER (GRANTOR) INFORMATION**

**(REQUIRED)**

Print Name: Nancy E. Sellard  
Address: 4104 Eureka Ave  
City: Crescent Valley  
State: NV Zip: 89821

**BUYER (GRANTEE) INFORMATION**

**(REQUIRED)**

Print Name: Deborah June Addenbrooke  
Address: 558 Fifth Street  
City: Crescent Valley  
State: NV Zip: 89821

**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