

APN: 002-017-37

Recording requested by and mail documents and tax statements to:

Name: **DAWN GANN**
Address: **2257 LANDER AVE**
City/State/Zip: **CRESCENT VALLEY, NV 89821**



KATHERINE J. BOWLING, CLERK RECORDER

RPTT: \$ 46.80

GRANT, BARGAIN, AND SALE DEED

THIS INDENTURE WITNESS, that **TAMARA GANN** and **ROBERT GANN** (hereinafter called '*GRANTORS*'), in consideration of Twelve Thousand Dollars and no cents (\$12,000.00), the receipt of which is hereby acknowledged, do hereby **GRANT, BARGAIN, SALE** and **CONVEY** to **DAWN GANN** (an unmarried woman) (hereinafter called '*GRANTEE*') all that real property and premises lying and being in the County of Eureka, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof for a complete legal description.

In Witness Whereof, we have hereunto set our hand on the 26 day of July 2023.

TAMARA GANN
Grantor

ROBERT GANN
Grantor

State of Nevada }
 } ss.
County of Elko }

On this 26 day of July 2023 personally appeared before me, a Notary Public, **TAMARA GANN** and **ROBERT GANN** personally known to me or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument in the capacity set forth therein, who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned.

Witness my hand and official seal.

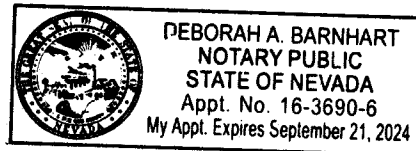
NOTARY PUBLIC

EXHIBIT "A"
LEGAL DESCRIPTIONS

APN: 002-017-37

Vesting Document and Date: # 2020-242023, 10/02/2020

Location Address: 418 Fourth Street, Crescent Valley, NV 89821

Crescent Valley Ranch and Farms, Unit No. 1, Block 9, Lot 15.

SUBJECT TO:

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

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.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 002-017-37
 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 \$ 12,000.00
 b. Deed in Lieu of Foreclosure Only (value of property (_____))
 c. Transfer Tax Value: \$ _____
 d. Real Property Transfer Tax Due \$ 46.80

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 Tamara R. Gann Capacity: GRANTOR

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

Print Name: TAMARA GANN, ET AL
 Address: 3096 CRESCENT AVE
 City: CRESCENT VALLEY
 State: NV Zip: 89821

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: DAWN GANN
 Address: 2257 LANDER AVE
 City: CRESCENT VALLEY
 State: NV Zip: 89821

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

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____