

A.P.N.: 002-027-19

R.P.T.T.: \$19.50

EUREKA COUNTY, NV
RPTT:\$19.50 Rec:\$37.00
\$56.50 Pgs=2

2023-251201

10/11/2023 04:32 PM

GOICOECHEA, DI GRAZIA, COYLE & STANTON, LTD.

KATHERINE J. BOWLING, CLERK RECORDER

When Recorded Mail To: Mail Tax Statements To:
Jerry Barton
7057 Cortez Way
Crescent Valley, NV 89821

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Daniel Serafini, a single man

do(es) hereby *GRANT, BARGAIN and SELL* to

Jerry Barton, _____

the real property situate in the County of Eureka, State of Nevada, described as follows:

Lot 21, Block 2, 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

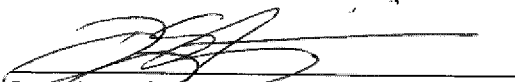
Excepting therefrom, all petroleum, oil, natural gas and products derived therefrom, within or underlying said land or that may be produced therefrom, and all rights thereto, as reserved by Southern Pacific Land Company in Deed to H.J. Buchenau and Elsie Buchenau, recorded September 24, 1951, in Book 24, of Deed Records, Page 168, Eureka County, Nevada.

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TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

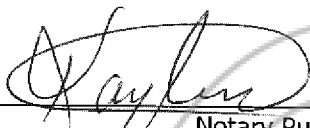
Subject to

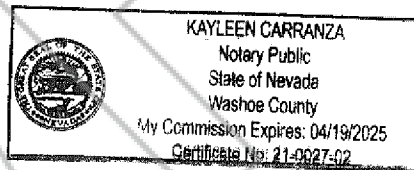
1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.


Daniel Serafini

STATE OF **NEVADA**)
)
COUNTY OF **WASHOE**) ss.

This instrument was acknowledged before me on March 3rd, 2023 by **Daniel Serafini**


Notary Public
(My commission expires: 4/19/25)



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 002-027-19
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
i) ☐ Other _____

FOR RECORDERS OPTIONAL USE

Book _____ Page: _____

Date of Recording: _____

Notes: _____

3. a) Total Value/Sales Price of Property: \$5,000.00
b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
c) Transfer Tax Value: \$5,000.00
d) Real Property Transfer Tax Due \$19.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: [Signature]

Capacity: Grantor

Signature: _____

Capacity: _____

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

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

Print Name: Daniel Serafini

Print Name: Jerry Barton

Address: 201 Surrey Drive

Address: 7057 Cortez Way

City: Reno

City: Crescent Valley

State: NV Zip: 89521

State: NV Zip: 89821

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

Print Name: _____

File Number: _____

Address: _____

City: Reno

State: _____ Zip: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)