APN#: **007-392-14** Escrow No. **23-168987** 

Spring Creek, NV 89815

MAIL TAX STATEMENT TO AND WHEN RECORDED RETURN TO: Mary Roumanoa-MacDiarmid 200 Ridgeway Drive

EUREKA COUNTY, NV RPTT:\$234.00 Rec:\$37.00

2023-251208

\$271.00 Pgs=3

10/17/2023 02:40 PM

WFG NEVADA - RW

KATHERINE J. BOWLING, CLERK RECORDER

## GRANT, BARGAIN, SALE DEED

#### R.P.T.T. **\$234.00**

THIS INDENTURE WITNESSETH: That

Tony Alvarado and Desiree Gonzalez, (who acquired title as Desiree Alvarado) husband and wife for a valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

#### Mary Roumanoa-MacDiarmid, an unmarried woman,

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

### SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO:

- 1. Taxes for the fiscal year 2023-2024.
- 2. Rights of way, reservations restrictions, easements and conditions of record.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS my hand this / day of October, 2023.
Tony Alvarado
Desiree Gonzalez
Desiree Gorizalez
STATE OF NEVADA COUNTY OF
_
This instrument was acknowledged before me this / \( \frac{1}{\phi} \) day of October, 2023 by Tony Alvarado and Desired Gonzalez.
Notary Public for Neyada
My Commission Expires: 16-27
Christian Tapia Notary Public - State of Nevada
Notary Public - State of Nevada County of Clark APPT. NO. 10-2427-1 My Appt. Expires: January 16, 2027

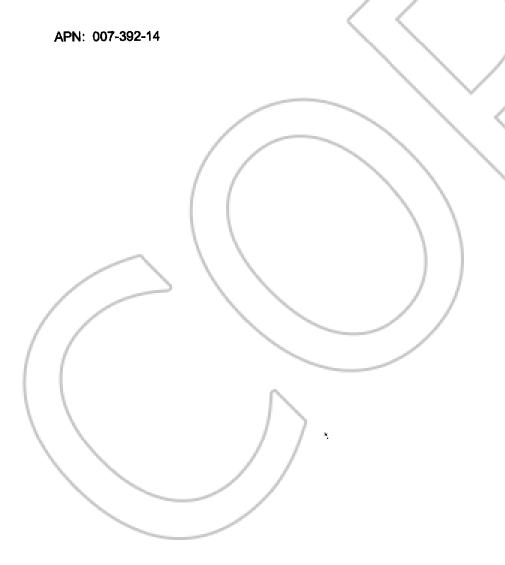
# EXHIBIT "A" LEGAL DESCRIPTION

PARCEL G1-7 AS SHOWN ON THAT CERTAIN PARCEL MAP FOR CHEYENNE LAND AND LIVESTOCK. INC. FILED IN THE OFFICE OF THE COUNTY RECORDER OF EUREKA COUNTY, STATE OF NEVADA, ON FEBRUARY 20, 1998, AS FILE NO. 169773,

BEING A PORTION OF LOT 1 PARCEL G OF LARGE DIVISION MAP, E 1/2 SECTION 17, TOWNSHIP 20 NORTH, RANGE 53 EAST. M.D.B.&M.

EXCEPTING FROM THE ABOVE DESCRIBED PARCEL ALL OF THE OIL AND GAS LYING IN AND UNDER SAID LAND AS RESERVED BY THE U.S.A., IN PATENT RECORDED APRIL 15, 1966, IN BOOK 10. PAGE 331, OFFICIAL RECORDS, EUREKA COUNTY, NEVADA.

EXCEPTING FROM THE ABOVE PARCEL AN UNDIVIDED ONE-HALF INTEREST IN AND TO ALL OF THEIR RIGHT, TITLE AND INTEREST IN THE MINERAL RIGHTS LYING IN AND UNDER SAID LAND AS RESERVED BY EARL A. RASMUSSEN AND LAVERNIA C. RASMUSSEN, AS CO-TRUSTEES OF THE RASMUSSEN TRUST, ET AL IN DEEDS RECORDED JULY 11, 1996, IN BOOK 297, PAGES 482, 485, 490, 494, 498 AND 502, OFFICIAL RECORDS, EUREKA COUNTY, NEVADA.



1. Assessors Parcel Number(s) a) 007-392-14 b) c) d) 2. Type of Property: a)	STATE OF NEVADA DECLARATION OF VALUE	
a) 007-392-14 b)   c) c) c) d)  2. Type of Property: a)		
2. Type of Property: a)   Vaccant Land b)   Single Fam. Res. c)   Condo/Twnhse d)   2-4 Plex   ONLY   Book:   Page:   Date of Recording:   Notes:	· · ·	
2. Type of Property: a)   Vacant Land   b)   Single Fam. Res.   Condo/Twnhse   Date of Recording:   Condo/Twnhse   Date of Recording:   Date of Recording:   Notes:   Date of Recording:   Date of Recording:   Notes:   Date of Recording:   Date of Recording:   Notes:   Date of	b)	
2. Type of Property: a)   Vacant Land   b)   Single Fam. Res.   CONTON CONTROL OF PROPERTY	c)	$\wedge$
a)	d)	
a)	2. Type of Property:	
c) Condo/Twnhse d) 2-4 Plex e) Apt. Bldg f) Commivind1 g) Apricultural h) Mobile Home    Sook: Page: Date of Recording: Notes:		
e) Apt. Bidg f) Comm'l/Ind'l Book: Page: Date of Recording: Notes:    Other   Sales Price of Property: \$60,000.00	, <u> </u>	
g) Agricultural h) Mobile Home  Date of Recording: Notes:    Date of Recording: Notes:	· =	
Other   Security   S		**************************************
Other	, <u> </u>	
3. Total Value/Sales Price of Property: Deed in Lieu of Foreclosure Only (value of property) Transfer Tax Value: Real Property Transfer Tax Due: \$50,000.00 \$234.00  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  Capacity Grantor  Signature  Capacity Grantor  Capacity Grantor  Signature  Capacity Grantor  Signature  Capacity Grantor  Signature  Capacity Grantor  Signature  Capacity Grantor  Capacity Grantor  Capacity Grantor  Signature  Capacity Grantor  Ca	Other	Notes.
Deed in Lieu of Foreclosure Only (value of property) Transfer Tax Value: Real Property Transfer Tax Due:  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  Capacity Grantor  Signature  Capacity Grantor  Capacity Grantor  Signature  Capacity Grantor  Signature  Capacity Grantor  Capa		
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Real Property Transfer Tax Due:  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 375.080 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  Capacity Grantor  Signature  Capacity Grantor  Signature  Capacity Grantee  BUYER (GRANTEE) INFORMATION (REQUIRED)  (REQUIRED)  Print Tony Alvarado and Desiree Gonzalez  Print Mary Roumanoa-MacDiarmid Name:  Address: 4713 Chiff Byzere  Address: 2ip: 2ip:  COMPANY/PERSON REQUESTING RECORDING required if not the seller or buyer)  Print Name: WFG National Title Insurance Company  Escrow #: 23-168987  Address: 905 Railroad Street Suite 204  City: Elko  State: NV  Zip: 89801		CC0.000.00
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