

<b>A.P.N. No.:</b>	005-420-08
<b>R.P.T.T.</b>	\$ 50.70
<b>File No.:</b>	2236762
<b>Recording Requested By:</b>	
Stewart Title Company	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
Nina Paloma Louden	
663 6 <sup>th</sup> St.	
Crescent Valley, NV 89821	

EUREKA COUNTY, NV  
RPTT:\$50.70 Rec:\$37.00  
\$87.70 Pgs=3  
STEWART TITLE ELKO  
KATHERINE J. BOWLING, CLERK RECORDER

**2024-251685**  
02/16/2024 11:41 AM

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Sharon Bulik, an unmarried woman, who acquired title as a married woman as her sole and separate property** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Nina Paloma Louden, a single woman**, all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

TOWNSHIP 29 NORTH, RANGE 48 EAST, M.D.B.&M.

Section 1: SE1/4 of Lot 2;

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 recorded September 24, 1951, in Book 24, Page 168, Deed Records of Eureka County, Nevada.

**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.

Dated: 2-13-24

SIGNATURES AND NOTARY ON PAGE 2  
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.

  
Sharon Bulik

\_\_\_\_\_  
State of CALIFORNIA            )  
  ) ss  
County of \_\_\_\_\_        )

This instrument was acknowledged before me on the \_\_\_\_ day of \_\_\_\_\_, 2024  
By: Sharon Bulik

Signature: \_\_\_\_\_  
Notary Public

*see attached*

My Commission Expires: \_\_\_\_\_

*COOPER*

**CALIFORNIA ACKNOWLEDGMENT**

**CIVIL CODE § 1189**

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.

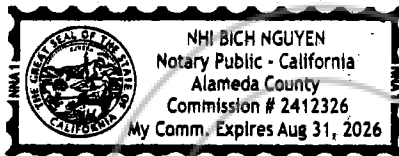
State of California

County of Alameda }

On 02/13/2024 before me, Nhi Bich Nguyen, Notary Public,  
Date Here Insert Name and Title of the Officer

personally appeared Sharon Bulik  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) 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.

Signature \_\_\_\_\_

*Signature of Notary Public*

*Place Notary Seal and/or Stamp Above*

**OPTIONAL**

*Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.*

**Description of Attached Document**

Title or Type of Document: Grant, Bargain, Sale Deed

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_ Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_  Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General  Partner –  Limited  General

Individual  Attorney in Fact  Individual  Attorney in Fact

Trustee  Guardian or Conservator  Trustee  Guardian or Conservator

Other: \_\_\_\_\_  Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_ Signer is Representing: \_\_\_\_\_

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 005-420-08  
 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                      \$ 13,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    (                      )  
 c. Transfer Tax Value:    \$ 13,000.00  
 d. Real Property Transfer Tax Due                              \$ 50.70

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 Sharon Bulik - settlement Agent Capacity Grantor  
 Signature \_\_\_\_\_ Capacity Grantee  
 Nina Paloma Louden

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Sharon Bulik  
 Address: 1150 West Winton Ave, #114  
 City: Hayward  
 State: CA Zip: 94545

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Nina Paloma Louden  
 Address: 440 N 16th Str.  
 City: Grand Junction  
 State: CO Zip: 81501

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: Stewart Title Company Escrow # 2236762  
 Address: 810 Idaho St  
 City: Elko State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED