

QUIT CLAIM DEED

EUREKA COUNTY, NV
LAND-QTD
Rec:\$37.00
Total:\$37.00
TIM CAVANAUGH

2024-251758
03/20/2024 09:16 AM
Pgs=2

APN: 002 013 05

RECORDING REQUESTED BY AND MAIL TAX STATEMENT TO

Name: TIM Cavanaugh

Address: 412 4th St

City/State/Zip: Crescent Valley, NV 89821



KATHERINE J. BOWLING, CLERK RECORDER

THIS INDENTURE WITNESS That the GRANTOR(S): Ryan Jones +

TIM Cavanaugh for and in consideration of
_____ Dollars (\$ 0.00) 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): TIM Cavanaugh whose
address is (if applicable): 412 4th St. Crescent Valley NV 89821, situate in the
City of Eureka, 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)

Lot 8 Block 17 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 3-20-24.

Ryan Jones
Signature of Grantor

TIM Cavanaugh
Signature of Grantor

STATE OF NEVADA)
COUNTY OF EUREKA)

This instrument was acknowledged before me on (date) March 20, 2024.
By (person(s) appearing before notary public) Ryan Jones + Tim Cavanaugh.

Katherine Bowling
Notary Public

My Commission expires: May 11, 2027



(Notary Stamp)

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

a) 002 013 05
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

\$ 3813

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 5

b. Explain Reason for Exemption: Family

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 [Signature] Capacity Grantee

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

Print Name: Ryan Jones
Address: 412 4th St
City: Crescent Valley NV
State: NV Zip: 89821

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

Print Name: Jim Cavanaugh
Address: 412 4th St
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