

GRANT, BARGAIN, and SALE DEED

APN: 007-400-21

EUREKA COUNTY, NV
LAND-GBS
Rec: \$37.00
Total: \$37.00
KRISTINA KETZENBERG

2024-251961
04/23/2024 02:27 PM
Pgs=3

RECORDING REQUESTED BY AND MAIL TAX STATEMENT TO

Name: Kristina Ketzenberg
Address: P.O. Box 576
City/State/Zip: Eureka NV 89316


00019983202402519610030036 E05
KATHERINE J. BOWLING, CLERK RECORDER

THIS INDENTURE WITNESS That the GRANTOR(S): Kenneth M Sanders and Lola R Sanders for and in consideration of _____ Dollars (\$ 0) the receipt of which is hereby

acknowledged, do hereby GRANT, BARGAIN, SALE AND CONVEY to GRANTEE(S): Kristina Ketzenberg whose address is (if applicable): 411 West 10th St, 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) Parcel 1-A-1 of map File #167542
Section 18, Township 21N Range 53 E MDB+M

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 _____.

Kenneth M Sanders
Signature of Grantor

Lola Sanders
Signature of Grantor

Kenneth M Sanders
Print or type name here

Lola Sanders
Print or type name here

STATE OF NEVADA)
COUNTY OF EUREKA)

This instrument was acknowledged before me on (date) April 23, 2024
By (person(s) appearing before notary public) Kenneth M and Lola R. Sanders

Katherine J. Bowling
Notary Public
My Commission expires: May 11, 2027



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

a) 007-400-21
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

Deed in Lieu of Foreclosure Only (value of property) \$ 92,579

Transfer Tax Value: _____

Real Property Transfer Tax Due \$ 362.70

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 5

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 Lola Sanders Capacity Grantor

Signature Kristina Helzenberg Capacity Grantee

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

Print Name: Lola Sanders

Address: PO Box 576

City: Eureka

State: NEV Zip: 89316

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

Print Name: Kristina Helzenberg

Address: PO Box 576

City: Eureka

State: NEV Zip: 89316

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