

GRANT, BARGAIN, and SALE DEED

07-271-00 03-011-05
APN: # 07-271-6 / 03-011-05

EUREKA COUNTY, NV
LAND-GBS
RPTT: \$27.30 Rec: \$37.00
Total: \$64.30
MATTHEW ARNEY

2024-251966
04/25/2024 02:29 PM
Pgs=2

RECORDING REQUESTED BY AND MAIL TAX STATEMENT TO

Name: Matthew Arney
Address: 266 Cobble Ln
City/State/Zip: Crescent Valley NV 89821



00019988202402519660020023

KATHERINE J. BOWLING, CLERK RECORDER

THIS INDENTURE WITNESS That the GRANTOR(S): Peggy Wilhelm
_____ for and in consideration of

_____ Dollars (\$ 0) the receipt of which is hereby
acknowledged, do hereby GRANT, BARGAIN, SALE AND CONVEY to GRANTEE(S): _____

Matthew Arney whose address is
(if applicable): 266 Cobble Ln, situate in
the City of Crescent Valley, 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 4, Block 8, Crescent Valley Ranch & Farms Unit #3,
Lot 3, Block 8, Crescent Valley Ranch & Farms Unit #3, as
recorded, Section 17, Township 29N, Range 48E, Eureka County, State of
Nevada.

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

Peggy Wilhelm
Signature of Grantor

Matthew Arney
Signature of Grantor

Peggy Wilhelm
Print or type name here

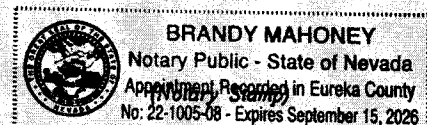
Matthew Arney
Print or type name here

STATE OF NEVADA)

COUNTY OF EUREKA)

This instrument was acknowledged before me on (date) 4.25.24
By (person(s) appearing before notary public) PEGGY WILHELM

Notary Public
My Commission expires: SEPT. 15, 2026



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) APN # 3-011-06
 b) APN # 2-271-6
 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 \$ 6,969
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ 27.30
 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 Peggy Wilhelm Capacity _____
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Peggy Wilhelm
 Address: 12197 Double Fork 22
 City: Greenwood
 State: DC Zip: 19950

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Matthew Arney
 Address: 1050 Connolly Dr Apt: 73
 City: Elko
 State: NV Zip: 89801

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____