

EUREKA COUNTY, NV
RPTT:\$21.45 Rec:\$37.00
\$58.45 Pgs=1

2024-253207
10/15/2024 01:56 PM

FAIRHOPE HOLDINGS LLC
KATHERINE J. BOWLING, CLERK RECORDER

MAIL TAX STATEMENT AND
WHEN RECORDED RETURN TO:
Teresa A. Williams
P.O.Box 414
Railroad Flat, CA 95248

GRANT, BARGAIN AND SALE DEED


THE GRANTOR(S),
- Fairhope Holdings LLC, an Arizona LLC, with a mailing address of 10810 N
Tatum Blvd, Ste 102608, Phoenix AZ 85028,
for and in consideration of: \$10 and other good and valuable
consideration grants to

THE GRANTEE,
- Teresa A. Williams, with a mailing address of P.O.Box 414, Railroad Flat,
California, 95248,
the following described real estate, situated in the County of
Eureka, State of Nevada:

005-710-22
Township 30 North, Range 48 East, MDB&M Section 9 Southwest
Quarter (SW1/4) of the Southeast Quarter (SE1/4)

Subject to existing taxes, assessments, liens, encumbrances,
covenants, conditions, restrictions, rights of way and easements of
record the grantor hereby covenants with the Grantee(s) that
Grantor is lawfully seized in fee simple of the above granted
premises and has good right to sell and convey the same.

Grantor Signature


Fairhope Holdings LLC
Betsy Wylie, Secretary, Spruce Bay
its Managing Member

DATE 10/15/2024

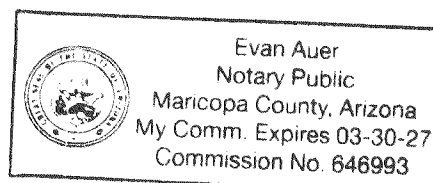
ACKNOWLEDGEMENT

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 Arizona, COUNTY OF Maricopa


Notary Public Signature

My commission expires 03/30/2027



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 005-710-22
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

\$ 5,426.00

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value: \$ 21.45

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: 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 _____ Capacity Secretary, Spruce Bay, the

Signature _____ Capacity managing member of Fairhope

Signature _____ Capacity Holdings LLC

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

Print Name: Fairhope Holdings LLC

Address: 10810 N Tatum Blvd, Ste 102608

City: Phoenix

State: AZ Zip: 85028

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

Print Name: Teresa A. Williams

Address: P.O.Box 414

City: Railroad Flat

State: CA Zip: 95248

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