

EUREKA COUNTY, NV

2024-253224

RPTT:\$2535.00 Rec:\$37.00

\$2,572.00 Pgs=3

10/21/2024 02:42 PM

LANDMARK TITLE ASSURANCE AGENCY OF

KATHERINE J. BOWLING, CLERK RECORDER

A.P.N.: 001-094-01

R.P.T.T.: 2,535.00

**WHEN RECORDED MAIL TO and
MAIL TAX STATEMENTS TO:
Clinton Willis and Jamie Willis
460 Twist Sub North
Round Mountain, NV 89045**

GRANT, BARGAIN, SALE DEED

THE INDENTURE WITNESSETH: That Michael Popovitch, a married man as his soul and separate property, who acquired title as an unmarried man

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and

Convey to Clinton Willis and Jamie Willis, husband and wife, as joint tenants with right of survivorship

all that real property situated in Eureka County, State of Nevada, bounded and described as follows:

**SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS
EXHIBIT "A"**

COMMONLY KNOWN ADDRESS:

90 N Monroe Street
Eureka, NV 89316

SUBJECT TO: 1. Taxes for the current fiscal year, not delinquent, including personal property taxes of any former owner, if any:
2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now of record.

Together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.




Michael Popovitch

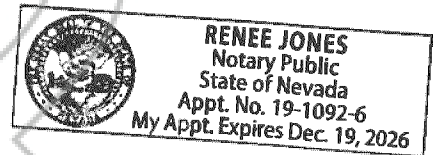
STATE OF NEVADA
COUNTY OF Elko

This instrument was acknowledged before me on this ^{18th} day of October, 2024,

by Michael Popovitch



Signature of notarial officer



My Commission Expires:

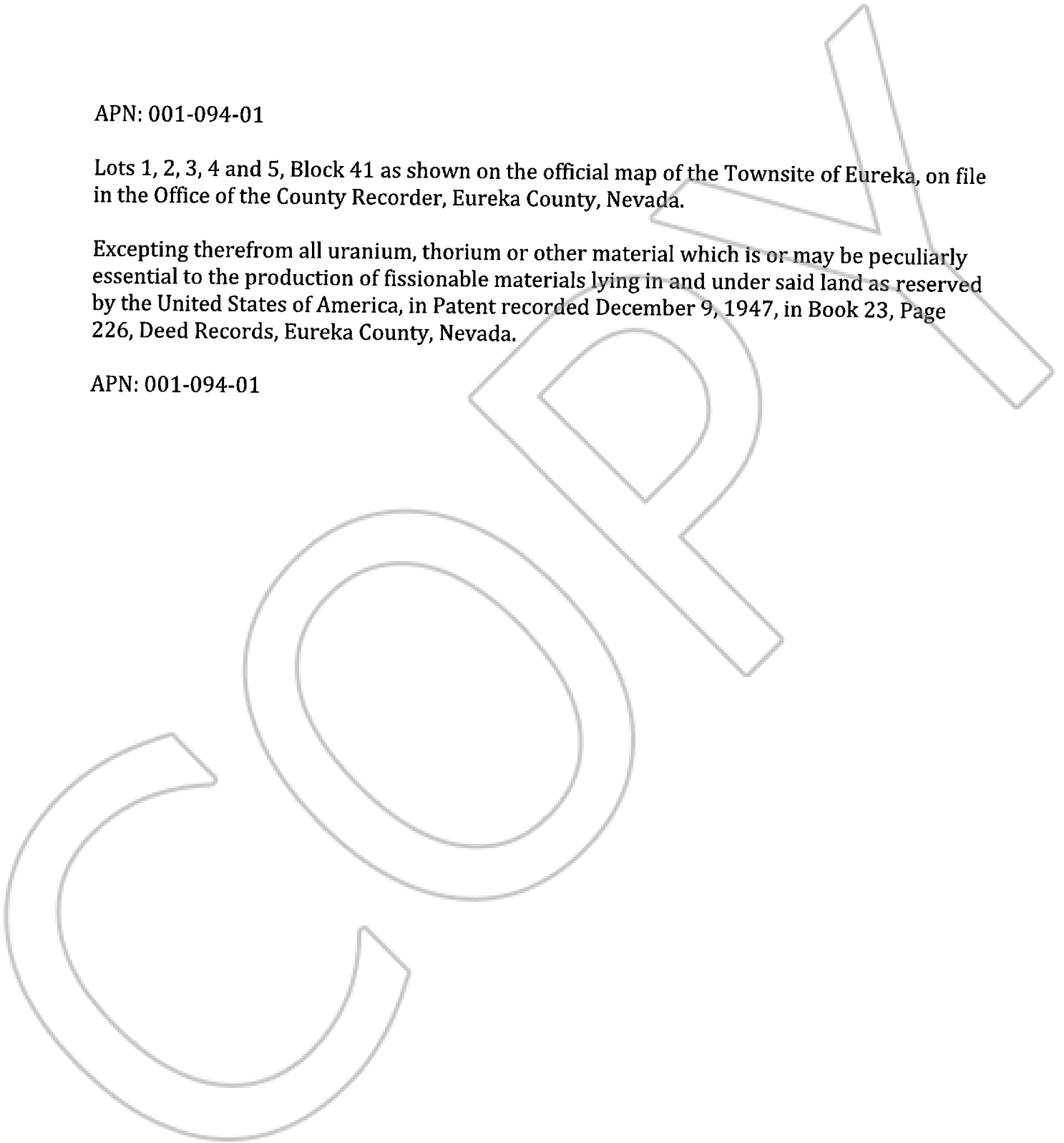
EXHIBIT A

APN: 001-094-01

Lots 1, 2, 3, 4 and 5, Block 41 as shown on the official map of the Townsite of Eureka, on file in the Office of the County Recorder, Eureka County, Nevada.

Excepting therefrom all uranium, thorium or other material which is or may be peculiarly essential to the production of fissionable materials lying in and under said land as reserved by the United States of America, in Patent recorded December 9, 1947, in Book 23, Page 226, Deed Records, Eureka County, Nevada.

APN: 001-094-01



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 001-094-01
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) Vacant Land b) Sgl. Fam. Residence
 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	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

3. a. Total Value/Sale Price of Property: \$650,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$
 c. Transfer Tax Value: \$650,000.00
 d. Real Property Transfer Tax Due: \$2,535.00

4. **IF EXEMPTION CLAIMED:**
 a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 100.00%

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 the 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: Grantor
 Signature: _____ Capacity: Grantee

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

Print Name: Michael Popovitch
 Address: P.O. Box 228
 City: Eureka
 State: NV Zip: 89316

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

Print Name: Clinton Willis and Jamie Willis
 Address: 460 Twist Sub N.
 City: Round Mountain
 State: NV Zip: 89045

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: Landmark Title Assurance Agency of Nevada Esc. #: 24-6844-RJ
 Address: 455 8th Street
 City: Elko State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED