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|--------------------------------|----------------------|
| A.P.N. No.: | 001-122-01 |
| R.P.T.T. | |
| File No.: | 2458485 |
| Recording Requested By: | |
| Stewart Title Company | |
| Mail Tax Statements To: | <i>Same as below</i> |
| When Recorded Mail To: | |
| Michael Popovitch | |
| 140 Gavin Road | |
| Crescent City CA 95531 | |

| | |
|--|----------------------------|
| EUREKA COUNTY, NV | 2024-253282 |
| RPTT:\$0.00 Rec:\$37.00 | |
| \$37.00 Pgs=2 | 10/31/2024 10:13 AM |
| STEWART TITLE ELKO | |
| KATHERINE J. BOWLING, CLERK RECORDER E05 | |

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Denice M. Popovitch Spouse of the herein Grantee

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

Michael Popovitcha married man as his sole and separate property,

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

Lots 1, 2, 3, 4, 5 and 6, Block 54, in the Town of Eureka, according to the official map thereof, filed in the Office of the County Recorder of Eureka County, State of Nevada.

EXCEPTING THEREFROM all that portion of said land as conveyed to the State of Nevada, acting by and through its Department of Transportation, by deed recorded December 29, 2008, as Document No. 212996, Official Records of Eureka County, Nevada.

FURTHER EXCEPTING THEREFROM all uranium, thorium of any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, whether or not of commercial value, lying in and under said land, as reserved by the UNITED STATES OF AMERICA, in patent recorded December 19, 1947, in Book 23, Page 226, Deed Records, Eureka County, Nevada.

*SUBJECT TO:

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

IT IS THE EXPRESS INTENT OF THE GRANTOR, BEING THE SPOUSE OF THE GRANTEE, TO CONVEY ALL RIGHT, TITLE AND INTEREST OF THE GRANTOR, COMMUNITY OR OTHERWISE, IN AND TO THE HEREIN DESCRIBED PROPERTY TO THE GRANTEE AS GRANTEE'S SOLE AND SEPARATE PROPERTY.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

(One inch Margin on all sides of Document for Recorder's Use Only)

Page 1 of 2

Dated: October 29th, 2024

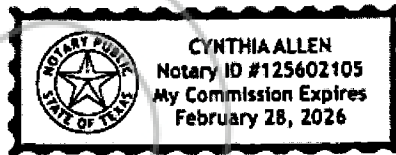
Denice M. Popovitch
Denice M. Popovitch

State of Texas)
County of FortBend) ss

This instrument was acknowledged before me on the 29 day of October, 2024
By: Denice M. Popovitch

Signature: Cynthia Allen
Notary Public

My commission expires: 2/28/2026



Completed via Remote Online Notarization using 2 way Audio/Video technology.

(One Inch Margin on all sides of Document for Recorder's Use Only)

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STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 001-122-01
- 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 RECORDERS OPTIONAL USE ONLY | |
| Book _____ | Page: _____ |
| Date of Recording: _____ | |
| Notes: _____ | |

3. a. Total Value/Sales Price of Property

\$ _____

b. Deed in Lieu of Foreclosure Only (value of property)

\$ 0.00

c. Transfer Tax Value:

\$ 0.00

d. Real Property Transfer Tax Due

4. **If Exemption Claimed:**

a. Transfer Tax Exemption per NRS 375.090, Section 5

b. Explain Reason for Exemption: Spouse to Souse Transfer without consideration

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 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 Denice M. Popovitch
Denice M. Popovitch

Capacity 50% Grantor

Signature _____
Michael Popovitch

Capacity Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Denice M. Popovitch
Address: 140 Gavin Rd
City: Crescent City
State: CA 95531

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Michael Popovitch
Address: 140 Gavin Rd
City: Crescent City
State: CA 95531

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

Print Name: Stewart Title Company
Address: 810 Idaho St
City: Elko

Escrow # 2458485
State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED