

APN:003-472-02

Recording requested by:
REESE INVESTMENT PROPERTIES, INC.
3003 S. Atlantic Ave, Unit 21C5
Daytona Beach Shores, FL 32118

**when recorded, please return
this deed and tax statements to:**

Patricia D. Bussey
HC66 Box 4-10
Beowawe, NV 89821

EUREKA COUNTY, NV

2025-254803

RPTT:\$351.00 Rec:\$37.00

\$388.00

Pgs=2

06/17/2025 04:04 PM

REESE INVESTMENT PROPERTIES, INC.

KATHERINE J. BOWLING, CLERK RECORDER

Above reserved for official use only

WARRANTY DEED

THE GRANTOR: **REESE INVESTMENT PROPERTIES, INC.** hereby GRANTS, BARGAINS, SELLS and WARRANTS to: **Patricia D. Bussey** ("Grantee"), all right, title, interest and claim to the following real estate in the county of **EUREKA**, state of **NEVADA**, with the following legal description:

Pioneer Pass #2, Lot 21, as shown on that certain Map of Division into Large Parcels for Cattlemen's Title Guarantee Company as Trustee for Tehama Holdings filed in the office of the County Recorder of Eureka County, State of Nevada, on April 25, 1995, as File No. 157869, being a portion of Section 19, Township 31 North, Range 50 East, M.D.B. & M.

Parcel Number: **003-472-02**

TO HAVE AND TO HOLD all of Grantor's right, title and interest in and to the above described property unto the said Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever IN FEE SIMPLE; so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any part thereof. Grantor conveys ALL right, title and interest to coal, oil, gas and other minerals of every kind and nature whatsoever existing upon, beneath the surface of, or within the land. There shall be established a 30 foot easement on the perimeter of above said parcel for access & utility purposes.

EXECUTED on this 6 Day of June, 2025.

JEFFERY A. REESE, PRESIDENT: REESE INVESTMENT PROPERTIES, INC.

State of Florida

County of Volusia

This instrument was acknowledged before me on this 6 DAY OF JUNE, 2025. By:
JEFFERY A. REESE, PRESIDENT: REESE INVESTMENT PROPERTIES, INC.

(seal)

Sandi Kalwite

Signature of Notary Public

☒ Physical Presence
- OR -
☐ Online Notarization

My commission expires on 2-28-2026

☐ Personally Known
☒ Produced Identification
ID Type FL DL



SANDI KALWITE
Notary Public
State of Florida
Comm# HH234263
Expires 2/28/2026

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a. 003-472-02
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. a. Total Value/Sales Price of Property \$ 90,000.00
b. Deed in Lieu of Foreclosure Only (value of property) (_____)
c. Transfer Tax Value: \$ 90,000.00
d. Real Property Transfer Tax Due \$ 351.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section _____
b. 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: Grantee

Signature: _____ Capacity: Grantor

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

Print Name: Reese Investment Properties, Inc.
Address: 3003 S. Atlantic Ave. #21C5
City: Daytona Beach Shores
State: FL Zip: 32118

COMPANY REQUESTING RECORDING

Print Name: _____
Address: _____
City: _____

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

Print Name: Patricia D. Bussey
Address: HC66 Box 4-10
City: Beowawe
State: NV Zip: 89821
Escrow #: _____

State: _____ Zip: _____