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|---|---------------|
| A.P.N. No.: | 001-143-05 |
| R.P.T.T. | \$ 117.00 |
| File No.: | 2686356 |
| Recording Requested By: | |
| Stewart Title Company | |
| Mail Tax Statements To: | Same as below |
| When Recorded Mail To: | |
| Richard D. Lauver and Cassondra S. Lauver | |
| 5641 Homestead Rd. | |
| Pahrump, NV 89048 | |

EUREKA COUNTY, NV
RPTT:\$117.00 Rec:\$37.00
\$154.00 Pgs=2
STEWART TITLE ELKO
KATHERINE J. BOWLING, CLERK RECORDER

2025-254958

08/19/2025 03:20 PM

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Gregory M.C.N French, a married man as his sole and separate property, who acquired Title as an unmarried man

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

Richard D. Lauver and Cassondra S. Lauver, husband and wife, as joint tenants with right of survivorship,

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

Lot 1, Block A of RUBY HILL ESTATES SUBDIVISION, Townsite of Eureka, Nevada, as per map recorded May 15, 1985 in the Office of the Eureka County Recorder as Instrument No. 98941, Eureka County, Nevada records, excepting all utility easements existent as of October 3, 1986.

APN: 001-143-05

*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.

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.

Dated: August 12, 2025

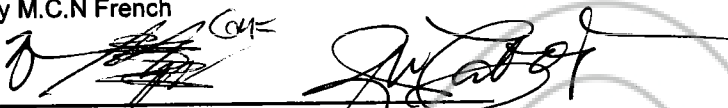
SIGNATURES AND NOTARY ON PAGE 2
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.



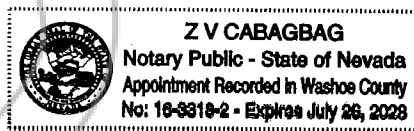
Gregory M.C.N French

State of NEVADA)
County of WASHOE) ss

This instrument was acknowledged before me on the 12TH day of AUGUST, 2025
By: Gregory M.C.N French

Signature: 
Notary Public

My Commission Expires: 7/26/2028



STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

a) 001-143-05
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

\$ 30,000.00

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

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c. Transfer Tax Value:

\$ 30,000.00

d. Real Property Transfer Tax Due

\$ 117.00

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 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 _____

Gregory M.C.N French

Capacity _____

Grantor

Signature _____

Richard D Lauver

Capacity _____

Grantee

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

Print Name: Gregory M.C.N French

Address: Po Box 33039

City: Reno

State: NV Zip: 89533

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

Print Name: Richard D. Lauver and Cassandra S. Lauver

Address: 5641 Homestead Rd.

City: Pahrump

State: NV Zip: 89048

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

Print Name: Stewart Title Company

Escrow # 2686356

Address: 810 Idaho St

City: Elko

State: NV Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED