

This document prepared by (and after recording)
return to):)
Name:)
Firm/Company:)
Address:)
Address 2:)
City, State, Zip:)
Phone:)
)
)
)

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Assessor's Parcel No. =

GRANT, BARGAIN, SALE DEED
(Husband and Wife to Husband and Wife)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, _____ and _____, Husband and Wife, hereinafter referred to as "Grantors", do hereby grant, bargain, sell, and convey unto _____ and _____, Husband and Wife, as ☐ joint tenants with rights of survivorship and not as tenants in common or ☐ community property with rights of survivorship or ☐ community property without rights of survivorship, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the County of _____, State of Nevada, to-wit:

Describe Property of State "SEE DESCRIPTION ATTACHED"

Prior instrument reference: Book _____, Page _____, Document No. _____, of the Recorder of _____ County, Nevada.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantors, if any, which are reserved by Grantors.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD TOGETHER with all tenements, hereditaments, and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEES that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

TO HAVE AND TO HOLD to the said Grantees as ☐ joint tenants with rights of survivorship and not as tenants in common or ☐ community property with rights of survivorship or ☐ community property without rights of survivorship, their heirs, personal representatives, executors and assigns forever.

WITNESS Grantor(s) hand(s) this the ____ day of _____, 20____.

Grantor
{Type Name}

Grantor
{Type Name}

STATE OF _____

COUNTY OF _____

This instrument was acknowledged before me on _____ (date) by
_____ (name(s) of person(s)).

Notary Public

Printed Name: _____

(Seal)

My Commission Expires:

Grantor(s) Name, Address, phone:

Grantee(s) Name, Address, phone:

SEND TAX STATEMENTS TO GRANTEE

* COMMUNITY PROPERTY AGREEMENT

It is hereby agreed by and between _____ and _____,
Husband and Wife, Grantees herein, that the above described community property shall, in the event of
the death of one spouse, vest in and belong to the surviving spouse.

Grantee

Type or Print Name

Grantee

Type or Print Name

Grantor(s) Name, Address and phone:	Grantee(s) Name, Address and Phone:
_____	_____
_____	_____
_____	_____
_____	_____

* Note: Complete this section **only if** you and your spouse specifically select option 2, *community property with rights of survivorship*.