

15-
APN: 1220-22-410-013

After Recording, Mail to:
Edward B. Selcer
✓ 634 Long Valley Rd.
Gardnerville, NV 89460

Mail Tax Statements to:

Same as above

Doc Number: **0816386**

01/16/2013 11:31 AM

OFFICIAL RECORDS

Requested By
KAREN L. WINTERS

DOUGLAS COUNTY RECORDERS
Karen Ellison - Recorder

Page: 1 Of 2 Fee: \$ 15.00

Bk: 0113 Pg: 4318 RPTT # 10



Deputy. ar

The undersigned affirms that this document does not contain the social security number of any person. (NRS 239B.030).

TRANSFER ON DEATH DEED

By this instrument, EDWARD B. SELCER, an unmarried man, Grantor, transfers upon his death to CHERYSEIS SELCER, an unmarried woman, and BRYAN SELCER, a single man, each as to an undivided one-half interest, as tenants-in-common, as Grantee Beneficiaries, the following described real property in the County of Douglas, State of Nevada:

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

PARCEL 1:

Lot 405, as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 7, filed for record in the office of the County Recorder of Douglas County, Nevada, on March 27, 1974, as Document No. 72456.

PARCEL 2:

A strip of land located within a portion of the Southwest 1/4 of the Southwest 1/4 of Section 22, Township 12 North, Range 20 East, Mount Diablo Meridian, more particularly described as:

BEGINNING at the Southeast corner of Lot 405, as shown on the Final Map for GARDNERVILLE RANCHOS UNIT NO. 7, as recorded March 27, 1974, in Douglas County, Nevada, as Document No. 72456, said point being on the Westerly right-of-way line of Long Valley Road;

thence along the arc of a curve to the left having a radius of 1,040.00 feet, a central angle of 00° 32'59", an arc length of 9.95 feet and a chord bearing of South 06° 46'32" East, 9.98 feet;

thence non-tangent to the preceding arc South 82° 57'00" West, 124.94 feet;

thence Noth 07° 03'01" West, 11.18 feet;

thence North 83° 30'00" East, 125 feet to the POINT OF BEGINNING.

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Per NRS 111.312, this legal description was previously recorded at Document No. 0748165, on July 31, 2009.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said Grantee.

This transfer on death deed is revocable. It does not transfer any ownership until the Death of Grantor herein. It revokes all prior beneficiary designations by said Grantor for this interest.

IN WITNESS WHEREOF, the Grantor execute this conveyance on the 15th day of January, 2013.



EDWARD B. SELCER

ACKNOWLEDGMENT

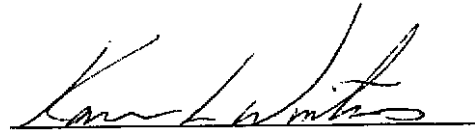
STATE OF NEVADA)
 : ss.
COUNTY OF DOUGLAS)

On January 15, 2013, before me, Karen L. Winters, Notary Public, personally appeared EDWARD B. SELCER, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Seal

KAREN L. WINTERS
Notary Public
STATE OF NEVADA
No. 90-1742-6 Exp. 1/30/14


NOTARY PUBLIC