

DOC # 840999
04/15/2014 11:30AM Deputy: SG

OFFICIAL RECORD

Requested By:

First American Title Mindel

Douglas County - NV

Karen Ellison - Recorder

Page: 1 of 2 Fee: \$15.00

BK-414 PG-2596 RPTT: 873.60



A.P. No. 1318-23-210-022
Escrow No. 143-2462700-SC/VT
R.P.T.T. \$873.60

WHEN RECORDED RETURN TO:

James M. Walters and Kathryn M. Walters
4607 Cliffside Drive
Riverside, CA 92506

MAIL TAX STATEMENTS TO:

4607 Cliffside Drive
Riverside, CA 92506

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Teresa A. McGaughey and Robert W. McGaughey, Jr., wife and husband as joint tenants
with right of survivorship

do(es) hereby *GRANT, BARGAIN and SELL* to

James M. Walters and Kathryn M. Walters, husband and wife as joint tenants with right
of survivorship

the real property situate in the County of Douglas, State of Nevada, described as follows:

**LOT 45, OF LAKE VILLAGE UNIT NO. 2-A, AS SHOWN ON THE OFFICIAL MAP FILED IN
THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON AUGUST
9, 1972, AS DOCUMENT NO. 61076.**

Subject to:

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements
now of record.

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.

Date: 04/06/2014



Teresa A. McGaughey
Teresa A. McGaughey

Robert McGaughey Jr.
Robert McGaughey Jr.


STATE OF **NEVADA**)
 : **ss.**
COUNTY OF)
DOUGLAS

This instrument was acknowledged before me on
April 14, 2014 by
Teresa A. McGaughey and Robert McGaughey,
Jr..

Heide Lorraine Cruz
Notary Public

(My commission expires: 9-12-2016)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
04/06/2014 under Escrow No. 143-2462700

 **HEIDE LORRAINE CRUZ**
Notary Public - State of Nevada
Appointment Recorded in Carson City
No: 04-01778-12 - Expires September 12, 2016