

DOUGLAS COUNTY, NV  
RPTT:\$945.75 Rec:\$15.00  
\$960.75 Pgs=2 10/20/2014 03:16 PM  
NORTHERN NEVADA TITLE CC  
KAREN ELLISON, RECORDER

A.P.N.: 1320-33-811-023  
Escrow No.: 1102241-LI

**RECORDING REQUESTED BY**  
Northern Nevada Title Company  
307 W Winnie Lane, Suite 1  
Carson City, NV 89703

**MAIL TAX STATEMENTS AND WHEN  
RECORDED, MAIL TO**

Birgit M. Widegren  
1316 Penn Lane  
Gardnerville, NV 89410

THIS SPACE FOR RECORDER'S USE ONLY

The undersigned grantor(s) declare(s):

Documentary Transfer tax is \$945.75,

**GRANT, BARGAIN, SALE DEED**

That **Lynne R. Niederhaus, an unmarried woman** in consideration of \$10.00 Dollars, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to **Birgit M. Widegren, a single woman** all that real property in the County of Douglas, State of Nevada, bounded and described as follows:

All that certain real property situated in the County of Douglas, State of Nevada, described as follows:

Lot 35, in Block C, as set forth on Final Subdivision Map No. 1006-4 for CHICHESTER ESTATES, PHASE 4, filed in the Office of the County Recorder of Douglas County, Nevada and recorded December 11, 1997, in Book 1297, Page 2264, as Document No. 428220.

Together with all singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Dated: October 2, 2014

*Lynne R. Niederhaus*  
Lynne R. Niederhaus

STATE OF Nevada )

COUNTY OF Carson )

On October 3, 2014 personally appeared before me, a Notary Public,

Lynne R. Niederhaus

who acknowledged that She executed the above instrument.

Signature Danielle DeWitt  
(Notary Public)  
attachment to Grant, Bargain, Sale Deed



**State of Nevada Declaration of Value**

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #:	_____
Book:	_____ Page: _____
Date of Recording:	_____
Notes:	_____

1. **Assessor Parcel Number(s)**  
a) 1320-33-811-023
2. **Type of Property:**

a) <input type="checkbox"/> Vacant Land	b) <input checked="" type="checkbox"/> Single Fam. Res.
c) <input type="checkbox"/> Condo/Twnhse	d) <input type="checkbox"/> 2-4 Plex
e) <input type="checkbox"/> Apt. Bldg.	f) <input type="checkbox"/> Cmm'l/Ind'l
g) <input type="checkbox"/> Agricultural	h) <input type="checkbox"/> Mobile Home
i) <input type="checkbox"/> Other	

3. <b>Total Value/Sale Price of Property:</b>	\$242,500.00
Deed in Lieu of Foreclosure Only (value of property)	\$ _____
Transfer Tax Value	\$242,500.00
Real Property Transfer Tax Due:	\$945.75

4. **If Exemption Claimed:**
  - a. Transfer Tax Exemption, per NRS 375.090, Section: \_\_\_\_\_
  - b. Explain Reason for Exemption: \_\_\_\_\_

5. **Partial Interest: Percentage Being Transferred: 0.000%**  
 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 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 <u>Lynne R. Niederhaus</u>	Capacity <u>Grantor</u>
Signature <u>Wanda</u>	Capacity <u>Agent</u>

**SELLER (GRANTOR) INFORMATION**

Print Name: Lynne R. Niederhaus

Address: 1316 Penn Lane

City: Gardnerville

State: Nevada Zip: 89410

**BUYER (GRANTEE) INFORMATION**

Print Name: Birgit M. Widegren

Address: 997 Heavenly View Court 1316 Penn Ln

City: Gardnerville

State: Nevada Zip: 89460 89410

**COMPANY/PERSON REQUESTING RECORDING**

Co. Name: Northern Nevada Title Company

Address: 307 W Winnie Lane, Suite 1

City: Carson City State: Nevada

Esc. No.: 1102241-LI

Zip: 89703