

DOUGLAS COUNTY, NV
RPTT:\$760.50 Rec:\$15.00
\$775.50 Pgs=2 12/11/2014 09:39 AM
NORTHERN NEVADA TITLE CC
KAREN ELLISON, RECORDER

A.P.N.: 1420-07-715-015
Escrow No.: 1102201-WD

RECORDING REQUESTED BY
Northern Nevada Title Company
1483 US Highway 395 N # B
Gardnerville, NV 89410

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

Castorena A. Gonzalez
977 Parkview Drive
Carson City, NV 89705

THIS SPACE FOR RECORDER'S USE ONLY

The undersigned grantor(s) declare(s): Documentary Transfer tax is \$760.50,

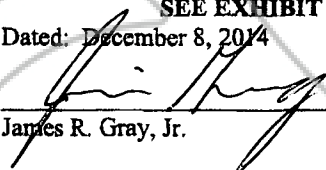
GRANT, BARGAIN, SALE DEED

That James R. Gray, Jr., a married man, as his Sole and Separate Property in consideration of \$10.00 Dollars, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to Castorena A. Gonzalez, an unmarried 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 13, in Block S, as set forth on the Final Map of SUNRIDGE HEIGHTS, PHASE 6A & 8A, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on May 1, 1995, Book 595, Page 1, as Document No. 361213 and by Certificate of Amendment recorded May 17, 1995, Book 595, Page 2588, as Document No. 362268, and by Certificate of Amendment recorded August 7, 1995, in Book 895, at Page 816, as Document No. 367680. Together with all singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

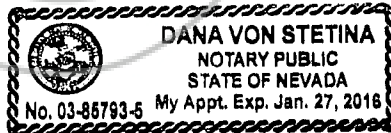
SEE EXHIBIT "A" ATTACHED HERETO FOR DEED RESTRICTION

Dated: December 8, 2014


James R. Gray, Jr.

STATE OF NEVADA)

COUNTY OF Carson City



On December 9, 2014 personally appeared before me, a Notary Public, James R. Gray, Jr. who acknowledged that he executed the above instrument.

Signature Dana Von Stetina
(Notary Public)

Exhibit "A"

Grantee herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of short sale closing. After this 30 day period, Grantee is further prohibited from conveying the property for a sales price greater than \$234,000.00 (120% of short sale price) until 90 days from the date of short sale closing. These restrictions shall run with the land and are not personal to the Grantee.

COOPER

State of Nevada Declaration of Value

1. **Assessor Parcel Number(s)**
 a) 1420-07-715-015
2. **Type of Property:**
 a) Vacant Land b) Single Fam. Res.
 c) Condo/Twnhse d) 2-4 Plex
 e) Apt. Bldg. f) Cmm'/Ind'l
 g) Agricultural h) Mobile Home
 i) Other

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

3. **Total Value/Sale Price of Property:** \$195,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$195,000.00
 Real Property Transfer Tax Due: \$760.50

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

5. **Partial Interest: Percentage Being Transferred: 100.000%**
 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: *James R. Gray, Jr.* Capacity: *Grantor*
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
 Print Name: James R. Gray, Jr.
 Address: 977 Parkview Drive
 City: Carson City
 State: Nevada Zip: 89705

BUYER (GRANTEE) INFORMATION
 Print Name: Castorena A. Gonzalez
 Address: 681 Hot Springs Rd #2
 City: Carson City
 State: Nevada Zip: 89703

COMPANY/PERSON REQUESTING RECORDING
 Co. Name: Northern Nevada Title Company
 Address: 1483 US Highway 395 N # B
 City: Gardnerville State: Nevada

Esc. No.: 1102201-WD
 Zip: 89410