

DOUGLAS COUNTY, NV
RPTT:\$698.10 Rec:\$16.00
\$714.10 Pgs=3
FIRST CENTENNIAL - RENO
KAREN ELLISON, RECORDER

2015-856304

01/30/2015 12:57 PM

APN: 1420-28-811-037

Escrow No. 00208388 - 002 -16
RPTT \$ 698.10
When Recorded Return to:
David Nelson
Kayci Nelson
1346 Stephanie Way
Minden, NV 89423
Mail Tax Statements to:
Grantee same as above

SPACE ABOVE FOR RECORDERS USE

Grant, Bargain, Sale Deed

For valuable consideration, the receipt of which is hereby acknowledged,

Cheryl L. Smith, a single woman

do(es) hereby Grant, Bargain, Sell and Convey to

David Nelson and Kayci Nelson, husband and wife as joint tenants

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

Lot 9, of SARATOGA HEIGHTS SUBDIVISION UNIT NO. 1, according to the map thereof, filed in the office of the County Recorder of Douglas County, Nevada, on May 15, 1961, as File No. 17827.

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

SEE SIGNATURE PAGE AND NOTARY ACKNOWLEDGEMENT ATTACHED HERETO AND MADE A PART HEREOF.

SPACE BELOW FOR RECORDER

Witness my/our hand(s) this 28 day of January, 2014

Cheryl L. Smith
Cheryl L. Smith

STATE OF _____
COUNTY OF _____

This instrument was acknowledged before me on _____,
by Cheryl L. Smith.

See attached
NOTARY PUBLIC

SPACE BELOW FOR RECORDER

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

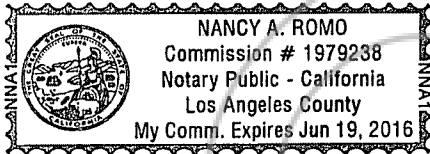
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Los Angeles)
On January 28 2015 before me, Nancy A. Romo, Notary Public,
Date Here Insert Name and Title of the Officer
personally appeared Cheryl L. Smith
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is are subscribed to the within instrument and acknowledged to me that he she they executed the same in his her their authorized capacity(ies), and that by his her their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Nancy A Romo
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Grant Bargain Sale Deed Document Date: Jan 28, 2015
Number of Pages: 2 Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
 Corporate Officer -- Title(s): _____
 Partner -- Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

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 Corporate Officer -- Title(s): _____
 Partner -- Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

1. APN: 1420-28-811-037

2. Type of Property:

- a) Vacant Land
- b) Single Fam. Res.
- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apt. Bldg
- f) Comm'/Ind'l
- g) Agricultural
- h) Mobile Home
- i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
Document Instrument No.:	
Book:	Page:
Date of Recording:	
Notes:	

**STATE OF NEVADA
DECLARATION OF VALUE**

3. **Total Value/Sales Price of Property:** \$178,760.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$178,760.00
 Real Property Transfer Tax Due: \$ 698.10

4. **If Exemption Claimed**
 a. Transfer Tax Exemption, per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____
5. Partial Interest: Percentage being transferred: _____%

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 _____	Capacity <u>Agent</u>
Signature _____	Capacity _____
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(Required)	(Required)
Print Name: Cheryl L. Smith	Print Name: David Nelson and Kayci Nelson
Address: 7865 Vanscoy Ave.	Address: 1346 Stephanie Way
City/State/Zip: N. Hollywood, CA 91605	City/State/Zip: Minden, NV 89423

COMPANY REQUESTING RECORDING

Co. Name: First Centennial Title Company of NV	Escrow # 00208388-002-16
Address: 321 W. Winnie Ln., Suite 102 Carson City, NV 89703	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)