

A.P.N.: 1220-21-810-022
File No: ()
R.P.T.T.: \$



KAREN ELLISON, RECORDER

When Recorded Mail To: Mail Tax Statements To:
Gary Annoni
P.O. Box 775
Zephyr Cove, NV 89448

GRANT, BARGAIN and SALE DEED

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

Gary E. Annoni, an unmarried man (who acquired title as Gary E. Annoni, a single man)

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

Gary E. Annoni, an unmarried man as to an undivided 50% interest and James Michael Porter, Trustee of The 2 Schuss Living Trust dated May 12, 2010, as to an undivided 50% interest

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

Lot 101, 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.

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: 02/06/2015

Gary E. Annoni
Gary E. Annoni

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

This instrument was acknowledged before me on February 6 2015 by
Gary E. Annoni

[Signature]
Notary Public
(My commission expires: 3/19/18)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **February 06, 2015** under Escrow No. .

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-21-810-022
- b) _____
- c) _____
- d) _____

2. Type of Property

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

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property:

~~\$0.00~~ 130,500 -

b) Deed in Lieu of Foreclosure Only (value of

(\$ _____

c) Transfer Tax Value:

~~\$0.00~~ 65,250 -

d) Real Property Transfer Tax Due

~~\$0.00~~ 255.45

4. **If Exemption Claimed:**

a. Transfer Tax Exemption, per 375.090, Section: _____

b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: 50 %

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 parties agree that 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: Gary E. Annoni

Capacity: Grantor

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Gary E. Annoni

Print Name: Gary E. Annoni

Address: P.O. Box 775

Address: P.O. Box 775

City: Zephyr Cove

City: Zephyr Cove

State: NV Zip: 89448

State: NV Zip: 89448

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: Gary E. Annoni

File Number: /

Address P.O. Box 775

City: Zephyr Cove

State: NV Zip: 89448

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)