

DOUGLAS COUNTY, NV
RPTT:\$1398.15 Rec:\$15.00
\$1,413.15 Pgs=2
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER

2015-857481

02/26/2015 01:50 PM

A.P. No. 1420-33-511-010
Escrow No. 143-2476662-Rt/VT
R.P.T.T. \$1,398.15

WHEN RECORDED RETURN TO:

Larry L. Johnson and Karen Johnson
1352 Sanden Lane
Minden, NV 89423

GRANT, BARGAIN and SALE DEED

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

Michael G. Richardson and Selena Richardson

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

Larry L. Johnson and Karen Johnson, Husband and Wife, as joint tenants
the real property situate in the County of Douglas, State of Nevada, described as follows:

**LOT 8 IN BLOCK 6, AS SET FORTH ON THE MAP OF MOUNTAIN VIEW ESTATES NO. 2,
FILED FOR RECORD ON OCTOBER 24, 1979, IN BOOK 1079, PAGE 1962, AS
DOCUMENT NO. 38123, OFFICIAL RECORDS, DOUGLAS COUNTY, STATE OF NEVADA.**

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: 02/18/2015

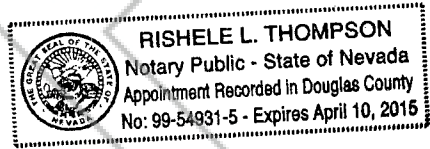
Michael G. Richardson
Michael G. Richardson

Selena Richard
Selena Richardson

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

This instrument was acknowledged before me on
2/19/15 by
Michael G. Richardson and Selena Richardson.

Rishele L. Thompson
Notary Public
(My commission expires: 4/10/15)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
02/18/2015 under Escrow No. 143-2476662

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1420-33-511-010
- 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: \$358,500.00
- b) Deed in Lieu of Foreclosure Only (value of (\$))
- c) Transfer Tax Value: \$358,500.00
- d) Real Property Transfer Tax Due \$1,398.15

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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 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: _____

Capacity: agent

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Michael G. Richardson and Selena Richardson
 Address: 504 E. Mussel St.
 City: Carson City
 State: NV Zip: 89401

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Larry L. Johnson and Karen Johnson
 Address: 1352 Sander Lake
 City: Minden
 State: NV Zip: 89423

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

First American Title Insurance
 Print Name: Company File Number: 143-2476662 R/CPC
 Address: 1663 US Highway 395, Suite 101
 City: Minden State: NV Zip: 89423

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