

DOUGLAS COUNTY, NV
RPTT:\$331.50 Rec:\$16.00
\$347.50 Pgs=3

2015-858033
03/09/2015 03:32 PM

FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER

A.P. No. 1022-16-001-040
Escrow No. 143-2480369-Rt/VT
R.P.T.T. \$331.50

WHEN RECORDED RETURN TO:
James C.F. Moore and Lori M. Moore
1421 Garnet Drive
Wellington, NV 89444

MAIL TAX STATEMENTS TO:
1421 Garnet Drive
Wellington, NV 89444

GRANT, BARGAIN and SALE DEED

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

Bryce D. Spafford and Dong L. Spafford, husband and wife as joint tenants

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

James C.F. Moore and Lori M. Moore, Husband and Wife, as joint tenants with
right of survivorship
the real property situate in the County of Douglas, State of Nevada, described as follows:

**LOT 7, IN BLOCK L, AS SHOWN ON THE MAP OF TOPAZ RANCH ESTATES, UNIT NO. 4,
FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS
COUNTY, STATE OF NEVADA, ON NOVEMBER 16, 1970, IN BOOK 1 OF MAPS, PAGE
224, AS DOCUMENT NO. 50212.**

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: 03/03/2015

Bryce D. Spafford
Bryce D. Spafford

Dong L. Spafford
Dong L. Spafford

STATE OF NEVADA)
 : ss.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on _____ by
Bryce D. Spafford and Dong L. Spafford.

Notary Public
(My commission expires: _____)

See Attached
3/4/2015
(Signature)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 03/03/2015 under Escrow No. 143-2480369

GRANT, BARGAIN and Sale Deed

ACKNOWLEDGMENT

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

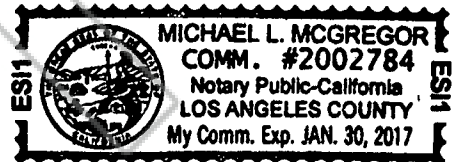
On March 4, 2015 before me, Michael L McGregor a Notary Public
(insert name and title of the officer)

personally appeared Bryce D. Spafford, Dong L. Spafford
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 Michael L. McGregor (Seal)



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1022-16-001-040
- 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: \$85,000.00
- b) Deed in Lieu of Foreclosure Only (value of _____) (\$ _____)
- c) Transfer Tax Value: \$85,000.00
- d) Real Property Transfer Tax Due \$331.50

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: [Signature]

Capacity: BUYER

Signature: [Signature]

Capacity: BUYER

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Bryce D. Spafford and Dong L.

James C.F. Moore and

Print Name: Spafford

Print Name: Lori M. Moore

Address: 1216 South Irena Ave

Address: 1421 Garnet Drive

City: Redondo Beach

City: Wellington

State: CA Zip: 90277

State: NV Zip: 89444

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

First American Title Insurance

Print Name: Company

File Number: 143-2480369 R/Rt

Address 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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