

DOUGLAS COUNTY, NV

2015-858949

RPTT:\$0.00 Rec:\$16.00

\$16.00 Pgs=3

03/20/2015 10:25 AM

MORTGAGE CONNECT LP

KAREN ELLISON, RECORDER

E03

**PARCEL IDENTIFICATION NUMBER: 1420-28-701-005**

After Recording, Return To:  
MORTGAGE CONNECT, LP  
260 AIRSIDE DRIVE  
MOON TOWNSHIP, PA 15108  
File No. 680539

**SEND TAX STATEMENTS/BILLS TO:**  
**Scott M. Layton and Laurie B. Layton**  
1326 JACKIE LANE, MINDEN NV, 89423

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**GENERAL WARRANTY DEED**

Exempt: NRS 375.090(3): Transfer For The Purpose Of Recognizing True Status of Ownership

**SCOTT M. LAYTON** and **LAURIE B. LAYTON**, husband and wife, hereinafter grantors, whose tax-mailing address is **1326 JACKIE LANE, MINDEN NV, 89423**, for \$10.00 (Ten Dollars and Zero Cents) in consideration paid, grant, with general warranty covenants to **Scott M. Layton** and **Laurice M. Layton**, husband and wife, as joint tenants with right of survivorship, hereinafter grantees, whose tax mailing address is **1326 JACKIE LANE, MINDEN, NV 89423**, the following real property:

**SEE "EXHIBIT A" ATTACHED HERETO FOR LEGAL DESCRIPTION**

The real property described above is conveyed subject to general warranty covenants, the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Prior instrument reference: **Book 1088, Page 1632** recorded on **10/14/1988**

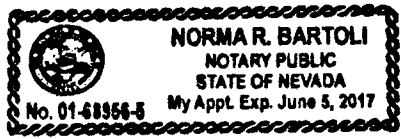
Executed by the undersigned on ~~03-10~~ <sup>In Lix</sup>, 2015:  
March 10, 2015

Scott M Layton  
SCOTT M. LAYTON

Laurice M Layton  
LAURICE M. LAYTON

STATE OF Nevada  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me on March 10, 2015 by **SCOTT M. LAYTON** and **LAURICE M. LAYTON** who are personally known to me or have produced No Drivers License identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.



Norma R. Bartoli  
Notary Public

This instrument prepared by:  
Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550,  
Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.

**EXHIBIT A  
(LEGAL DESCRIPTION)**

All that property situate in the County of Douglas and State of Nevada described as:

All that portion of the West 1/2 of the Northeast 1/4 of the Northwest 1/4 of the Southeast 1/4 of Section 28, Township 14 North, Range 20 East, M.D.B. and M., shown as Parcel 4 on Parcel Map filed February 11, 1988, File No. 172475, Official Records, Douglas County, Nevada.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Being the same property conveyed to Scott M. Layton and Laurie B. Layton in deed dated 10/7/1988 recorded on 10/14/1988 in Book 1088, Page 1632 in the County of Douglas and State of Nevada.

More commonly known as: 1326 Jackie Lane, Minden, NV 89423

Parcel/tax id: 1420-28-701-005

**PROPERTY ADDRESS 1326 JACKIE LANE, MINDEN, NV 89423**

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 1420-28-701-005  
 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

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property \$ 10.00  
 b. Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 c. Transfer Tax Value: \$ \_\_\_\_\_  
 d. Real Property Transfer Tax Due \$ 0.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section 3  
 b. Explain Reason for Exemption: BETWEEN HUSBAND AND WIFE  
GRANTOR CHANGING NAME ON TITLE

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 Scott M Layton Capacity: GRANTOR/GRANTEE  
 Signature Laurice M. Layton Capacity: GRANTOR/GRANTEE

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: SCOTT M LAYTON and LAURICE M. LAYTON  
 Address: 1326 JACKIE LANE, MINDEN NV, 89423  
 City: \_\_\_\_\_  
 State: \_\_\_\_\_ Zip: \_\_\_\_\_

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Scott M. Layton and Laurie B. Layton  
 Address: 1326 JACKIE LANE, MINDEN NV, 89423  
 City: \_\_\_\_\_  
 State: \_\_\_\_\_ Zip: \_\_\_\_\_

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: Mortgage Connect Escrow # 680539  
 Address: 260 Airside Drive  
 City: MOON TWP. State: PA Zip: 15108