

DOUGLAS COUNTY, NV
RPTT:\$1482.00 Rec:\$15.00
\$1,497.00 Pgs=2
TICOR TITLE - RENO (MAIN)
KAREN ELLISON, RECORDER

2015-858962

03/20/2015 11:44 AM

WHEN RECORDED MAIL TO:
JESSE E. MELDRU
2394 SUNRISE PASS
MINDEN, NV 89423

MAIL TAX STATEMENTS TO:
SAME AS ABOVE

Escrow No. 1500831-AE

The undersigned hereby affirms that this document
submitted for recording does not contain the social
security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1320-11-001-012

SPACE ABOVE FOR RECORDER'S USE ONLY

R.P.T.T. ~~\$1,558.00~~

\$1,482.00

GRANT, BARGAIN, SALE DEED

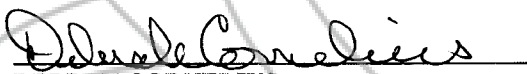
THIS INDENTURE WITNESSETH: That DEBRAH CORNELIUS, AN UNMARRIED WOMAN

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant,
Bargain, Sell and Convey to JESSE MELDRU and DANIELLE MELDRU, husband and wife
as Community Property with right of survivorship

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

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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


DEBRAH CORNELIUS

STATE OF NEVADA
COUNTY OF DOUGLAS *Carson City* } ss:

This instrument was acknowledged before me on , March 18 , 2015 by DEBRAH CORNELIUS


NOTARY PUBLIC



Escrow No. 1500831-AE

**EXHIBIT A
LEGAL DESCRIPTION**

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

All that real property in the County of Douglas, State of Nevada, specifically described as: All that certain lot, piece or parcel of land situate in the Northeast 1/4 of the Northwest 1/4 of Section 11, Township 13 North, Range 20 East, M.D.B.&M., Douglas County, Nevada further described as follows:

Parcel A, as set forth on the Parcel Map for LUDWIG DEGENHART, filed for record in the office of the Douglas County Recorder on April 28, 1980, in Book 480, Page 1663, as Document No. 44052.

APN: 1320-11-001-012

STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)
 a) 1320-11-001-012
 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 ONLY
 Book _____ Page _____
 Date of Recording: _____
 Notes: _____

3. Total Value/Sales Price of Property: \$380,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$380,000.00
 Real Property Transfer Tax Due: ~~\$1,550.00~~ 1482.00

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 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 Debrah Cornelius Capacity seller
 Signature Jesse Melдру Capacity Buyer

SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: <u>DEBRAH CORNELIUS</u>	Print Name: <u>JESSE MELDRU</u>
Address: <u>2394 SUNRISE PASS</u>	Address: <u>2254 DAKOTA SKY COURT</u>
<u>MINDEN, NV 89423</u>	<u>HENDERSON, NV 89052</u>
City, State, Zip	City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow #: 1500831-AE
 Address: 5441 Kietzke Lane, Suite 100
 City, State, Zip: Reno, NV 89511