

A.P. No. 1320-29-212-056
Escrow No. 143-2482862-Rt/VT
R.P.T.T. \$1,326.00

WHEN RECORDED RETURN TO:

David H. Biggs and Margaret J. Biggs
896 Bollen Circle
Gardnerville, NV 89410

MAIL TAX STATEMENTS TO:

896 Bollen Circle
Gardnerville, NV 89410

GRANT, BARGAIN and SALE DEED

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

Thomas A. Cunningham and Wendy R. Cunningham, husband and wife as joint tenants with right of survivorship

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

David H. Biggs and Margaret J. Biggs, 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 97, IN BLOCK A, AS SET FORTH ON THE MAP OF WINHAVEN, UNIT NO. 1, A PLANNED UNIT DEVELOPMENT FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JANUARY 13, 1989, AS DOCUMENT NO. 194373.

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: 04/23/2015

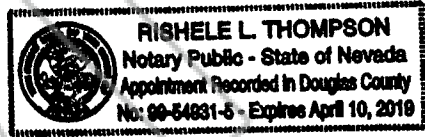
Thomas A. Cunningham
Thomas A. Cunningham

Wendy R. Cunningham
Wendy R. Cunningham

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

This instrument was acknowledged before me on
4/28/15 by
**Thomas A. Cunningham and Wendy R
Cunningham.**

Rishele L. Thompson
Notary Public
(My commission expires: 4/10/19)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
04/23/2015 under Escrow No. 143-2482862

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1320-29-212-056
- 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: \$340,000.00
- b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
- c) Transfer Tax Value: \$340,000.00
- d) Real Property Transfer Tax Due \$1,326.00

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: seller

Signature: _____

Capacity: seller

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Thomas A. Cunningham and
Print Name: Wendy R Cunningham
Address: 1332 (PO BOX)
City: Genoa
State: NV Zip: 89411

David H. Biggs and
Print Name: Margaret J. Biggs
Address: 896 Bollen Circle
City: Gardnerville
State: NV Zip: 89410

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

First American Title Insurance
Print Name: Company
Address: 1663 US Highway 395, Suite 101
City: Minden

File Number: 143-2482862 Rt/Rt
State: NV Zip: 89423

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