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KAREN ELLISON, RECORDER

E01

APN: 1319-03-811-031

**RECORDING REQUESTED BY:
WILLIAM D. McCANN, ESQ.
P. O. BOX 370
GENOA NEVADA 89311**

AFTER RECORDATION, RETURN BY MAIL TO:

**WILLIAM D. McCANN, ESQ.
P. O. BOX 370
GENOA NEVADA 89311**

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: On this 18 day of MAY, 2015, WILLIAM D. McCANN, in consideration of \$1.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to JIN LAN DENG and WILLIAM D. McCANN, as Joint Tenants, and to the heirs and assigns of such Grantees forever, his interest in all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and made a part hereof.

Subject to Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any. TOGETHER with all and singular the tenements, hereditaments and appurtenances now of record, if any.

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

[Signature]

Signature

STATE OF NEVADA)
) ss.
COUNTY OF Carson City)

This instrument was acknowledged before me on the 18 day of May, 2015, by William D. McCann

[Signature]

Notary Public

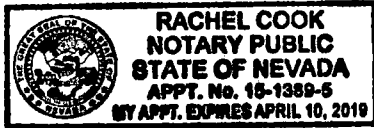


EXHIBIT "A"
LEGAL DESCRIPTION

Order No.: 040203177

The land referred to herein is situated in the State of Nevada, County of DOUGLAS, described as follows:

PARCEL I

Lot 31, Block C as said Lot and Block is set forth on the Final Map of GENOA LAKES PHASE 2, a Planned Unit Development. Recorded June 2, 1994 in the Official Records of Douglas County Nevada as Document Number 338683.

Assessors Parcel No. 1319-03-811-031

PARCEL II

That Certain Exclusive use and Landscape Easement described as follows:

Commencing at the tie corner of Unit 31 as shown on the Final Map for Genoa Lakes Phase 2 Planned Unit Development Document No. 338683 of the Douglas County Recorder's Office, said point bears South 16 degrees 46'56" East, 84.16 feet from Tie Point 'C' as shown on said Genoa Lakes Phase 2 Final Map; thence South 46 degrees 38'49" West, 22.33 feet to a point on the Northeasterly corner of said Unit 31; thence South 46 degrees 38'49" West, along the Northerly line of said Unit 31, 32.67 feet to the TRUE POINT OF BEGINNING; thence South 46 degrees 38'49" West, 35.00 feet; thence South 36 degrees 35'11" East, 39.61 feet; thence South 42 degrees 14'39" East, 39.82 feet; thence North 41 degrees 22'53" East, 35.00 feet to the Southwesterly corner of Unit 30 as shown on said Genoa Lakes Phase 2 Final Map; thence North 41 degrees 22'53" East, along the Westerly line of said Unit 30, 55.67 feet; thence North 46 degrees 24'56" West, 15.85 feet to a point on the Southerly line of said Unit 31; thence along the Southerly and Westerly boundary lines of said Unit 31 the following 12 courses:

1. South 46 degrees 38'49" West, 26.50 feet;
2. North 43 degrees 21'11" West, 6.67 feet;
3. South 46 degrees 38'49" West, 17.83 feet;
4. South 43 degrees 21'11" East, 6.67 feet;
5. South 46 degrees 38'49" West, 14.33 feet;
6. North 43 degrees 21'11" West, 30.17 feet;

Continued on next page

LEGAL DESCRIPTION - continued
Order No.:040203177

7. North 88 degrees 21'11" West, 2.12 feet;
8. North 43 degrees 21'11" West, 6.00 feet;
9. North 01 degrees 38'49" East, 2.12 feet;
10. North 43 degrees 21'11" West, 1.50 feet;
11. North 46 degrees 38'49" East, 9.67 feet;
12. North 43 degrees 21'11" West, 14.33 feet to the TRUE POINT OF BEGINNING.

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED NOVEMBER 7, 2001, BOOK 1101, PAGE 1939, AS FILE NO. 527157, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 1319-03-811-031
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: \$ 400,000.00
Deed in Lieu of Foreclosure Only (value of property) (_____)
Transfer Tax Value: \$ 0
Real Property Transfer Tax Due: \$ 0

4. If Exemption Claimed:
a. Transfer Tax Exemption per NRS 375.090, Section # 5
b. Explain Reason for Exemption: INTERSPOUSAL TRANSFER

5. Partial Interest: Percentage being transferred: 50 %

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 TRANSFERRING SPOUSE
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
Print Name: WILLIAM D. McCANN
Address: P. O. Box 370
City: GENOA
State: NV Zip: 89411

BUYER (GRANTEE) INFORMATION (REQUIRED)
Print Name: JIN LAN DENG
Address: P. O. BOX 370
City: GENOA
State: NV Zip: 89411

COMPANY/PERSON REQUESTING RECORDING
(required if not the seller or buyer)
Print Name: _____ Escrow # _____
Address: _____
City: _____ State: _____ Zip: _____
(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)