

DOUGLAS COUNTY, NV
RPTT:\$819.00 Rec:\$15.00
\$834.00 Pgs=2 07/08/2015 02:02 PM
NORTHERN NEVADA TITLE CC
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Jonathan Ross Thomas
1409 Bumblebee Lane
Gardnerville, NV 89460

MAIL TAX STATEMENTS TO:
Jonathan Ross Thomas
same as above

Escrow No. N1500556-RIT

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.: 1220-22-310-064
R.P.T.T. \$ 819.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Diana C. Silva, An Unmarried Woman

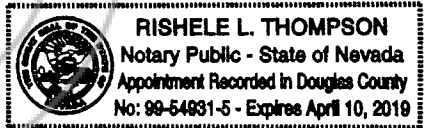
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Jonathan Ross Thomas and Maegan Hedgecock, Husband and Wife, as joint tenants

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.

Diana C. Silva

Diana C. Silva



STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on, 7/26/15

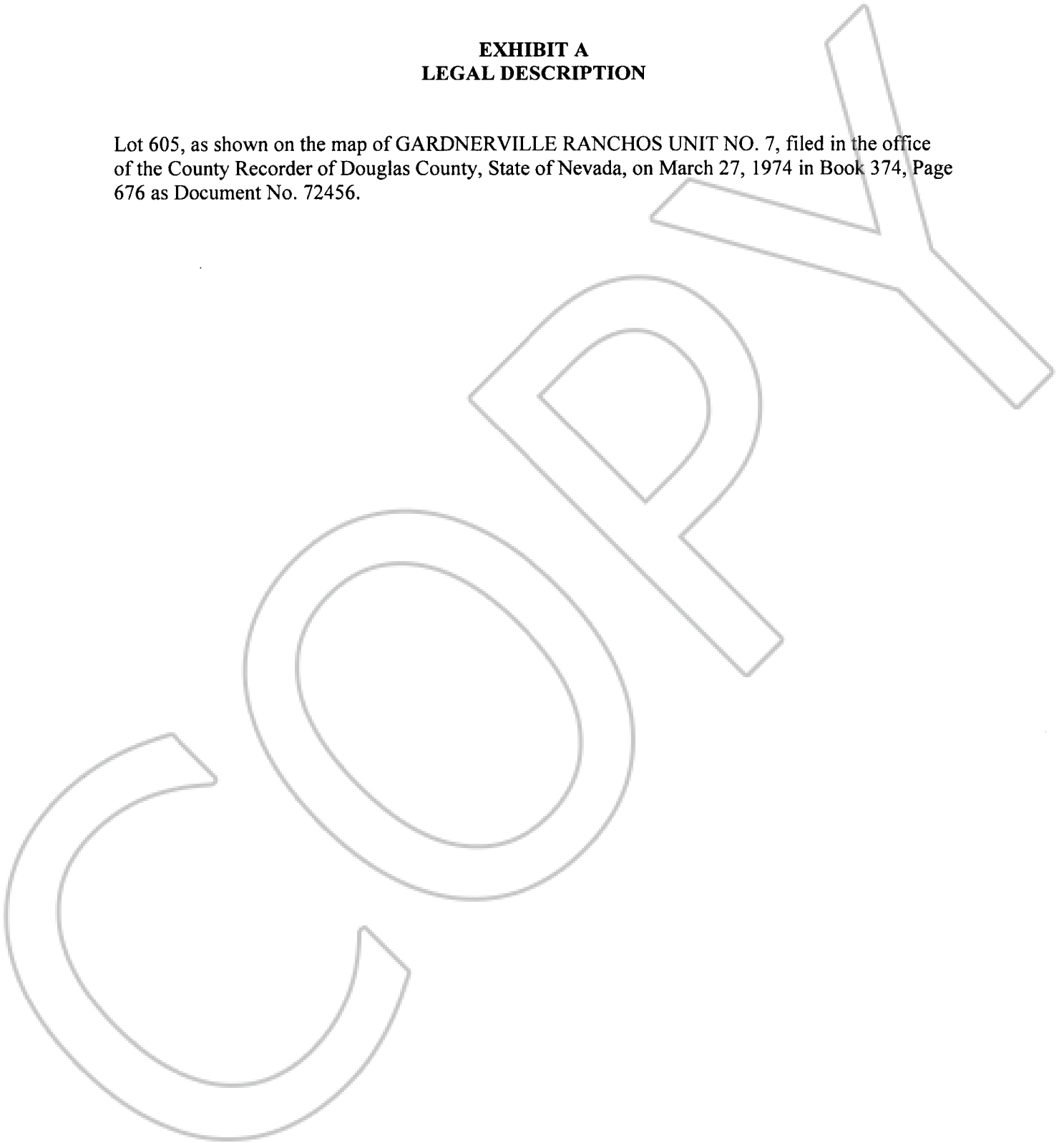
by Diana C. Silva
[Signature]

NOTARY PUBLIC

Escrow No. N1500556-RIT

**EXHIBIT A
LEGAL DESCRIPTION**

Lot 605, as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 7, filed in the office of the County Recorder of Douglas County, State of Nevada, on March 27, 1974 in Book 374, Page 676 as Document No. 72456.



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1220-22-310-064
- 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:

\$210,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$210,000.00
 Real Property Transfer Tax Due: **\$ 819.00**

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 *Diana C. Silva* Capacity GRANTOR
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Diana C. Silva
 Address: 1068 Carson Ave
S. Lake Tahoe, Ct 96150
 City, State, Zip

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Jonathan Ross Thomas + Meghan Hedgecock
 Address: 1401 Bumblebee Lane
Gardnerville, NV 89400
 City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Northern Nevada Title Company Escrow #: N1500556-RIT
 Address: 1483 Highway 395, Suite B
 City, State, Zip: Gardnerville, NV 89410