

Assessor's Parcel No:
1318-03-111-053

Grantors declare:
Documentary Transfer Tax is : \$3,092.70
When Recorded Mail To:
(Tax Statements Same)

Richard S. Rivera
1650 Sorrento Place
Livermore, CA 94550

NI500789-991-991
E# 2132009922-CC

GRANT, BARGAIN AND SALE DEED

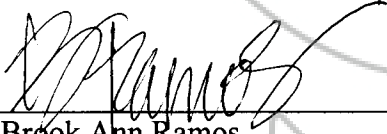
THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged,
Brook Ann Ramos, an unmarried woman

Doe(s) hereby **GRANT, BARGAIN, SELL, and CONVEY** to
Richard S. Rivera, an unmarried man

All that certain property located and situated in the County of Douglas, State of Nevada, specifically described as follows:

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

WITNESS my hand this 22nd day of July, 2015

BY: 
Brook Ann Ramos

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of El Dorado

On the 07/22/15 before me, C.M. Clymer a
Notary Public, personally appeared Brook Ann Ramos,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

Signature: C.M. Clymer
Name: C.M. Clymer



(Typed or Printed) (Seal)

EXHIBIT A
LEGAL DESCRIPTION

The land referred to herein below is situated in the City of Zephyr Cove, County of Douglas, State of Nevada, and is described as follows:

Parcel 1

Lot 120, as shown on the map of SKYLAND SUBDIVISION NO. 2, filed in the office of the County Recorder of Douglas County, Nevada, on July 22, 1959, as File No. 14668.

Excepting therefrom all that portion of Lot 120 Skyland Subdivision No. 2, recorded July 22, 1959, File No. 14668, more particularly described as follows:

BEGINNING at the Northeast corner of Lot 120, thence along the Easterly line of said Lot 120 South 08°28'32" West 2.50 feet; thence 88°04'23" West 46.07 feet to a point on the North line of Lot 120; thence along said North line North 88°51'35" East 46.42 feet to the Point of Beginning.

Parcel 2

All that portion of Lot 121, Skyland Subdivision No. 2, recorded July 22, 1959, File No. 14668, More particularly described as follows:

Beginning at the Southwest corner of Lot 121, thence Northwesterly along the Westerly line of said Lot 121 along a curve concave to the West with a radius of 125 feet; thence South 88°04'23" East 46.69 feet to a point on the South line of said Lot 121; thence along said South line South 88°51'35" West 46.71 feet to the Point of Beginning.

Parcel 3

TOGETHER WITH a non-exclusive right-of-way for access to the water of Lake Tahoe and for beach and recreational purposes as set forth in Deed recorded February 5, 1960, in Book 1, Page 268, File No. 15573, Douglas County, Nevada.

APN: 1318-03-111-053

State Of Nevada
Declaration Of Value

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument #: _____

Book: _____ Page: _____

Date of Recording: _____

Notes: _____

1. Assessor Parcel Number(s)

- a) 1318-03-111-053
- 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:

3. Total Value/Sales Price of Property:

\$ 793,000.00
 Deed in Lieu of Foreclosure Only (value of property): \$.00
 Transfer Tax Value: \$ 793,000.00
 Real Property Transfer Tax Due: \$ 3,092.70

3. If Exemption Claimed:

Transfer Tax Exemption :
Explain Reason for Exemption:

1. Partial Interest: Percentage being transferred: 100%

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 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 [Signature]
Signature _____

Capacity Seller / GRANTOR
Capacity _____

SELLER (GRANTOR) INFORMATION

REQUIRED

Print Name: Brook Ann Ramos
Address: P.O. Box 791
City: Zephyr Cove
State: NV Zip: 89448

BUYER (GRANTEE) INFORMATION

REQUIRED

Print Name: Richard S. Rivera
Address: 1650 Sorrento Place
City: Livermore
State: CA Zip: 94550

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: NORTHERN NEVADA TITLE
Address: 307 W. WINNIE LANE
City: CARSON CITY State: NV Zip: 89703

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)