

DOUGLAS COUNTY, NV

2015-868093

RPTT:\$1000.35 Rec:\$15.00

\$1,015.35 Pgs=2

08/18/2015 01:06 PM

FIRST AMERICAN TITLE SPARKS

KAREN ELLISON, RECORDER

A.P. No. 1419-01-701-022
Escrow No. 125-2488971-CY/VT
R.P.T.T. \$1,000.35

WHEN RECORDED RETURN TO:

Colleen P. Douglas and Gordon C. Cotton
3652 Cherokee Drive
Carson City, NV 89705

MAIL TAX STATEMENTS TO:

3652 Cherokee Drive
Carson City, NV 89705

GRANT, BARGAIN and SALE DEED

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

Erin Swezey and Rosalee Swezey, husband and wife, as joint tenants

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

Colleen P. Douglas, an unmarried woman and Gordon C. Cotton, an unmarried man as
joint tenants

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

**BEING A PORTION OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 14 NORTH,
RANGE 19 EAST, M.D.B.&M., FURTHER DESCRIBED AS FOLLOWS:**

**PARCEL A OF PARCEL MAP FOR DONALD W. AND BEVERLY SWEZEY, RECORDED
SEPTEMBER 20, 1979, IN BOOK 979, PAGE 1651, AS DOCUMENT NO. 36909,
OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.**

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: 8-18-2015

Erin Swezey

Erin Swezey

Rosalee Swezey

Rosalee Swezey

STATE OF Nevada)

: ss.

COUNTY OF Washoe)

This instrument was acknowledged before me on

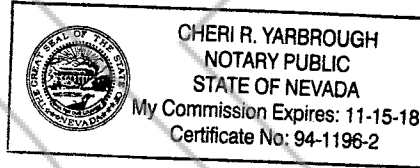
August 18, 2015 by

Erin Swezey and Rosalee Swezey.

Cheri R. Yarbrough

Notary Public

(My commission expires: 11-15-18)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 8-5-15 under Escrow No. 125-2488971

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1419-01-701-022
- 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: \$256,250.00
- b) Deed in Lieu of Foreclosure Only (value of _____ (\$ _____))
- c) Transfer Tax Value: \$256,250.00
- d) Real Property Transfer Tax Due \$1,000.35

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
- b. Explain reason for exemption: _____

5. 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 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: Erin Swezey
Signature: Rosalee Swezey

Capacity: Grantor
Capacity: Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Erin Swezey and Rosalee
Address: 2417 Placer St
City: Redding
State: CA Zip: 96001

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Colleen P. Douglas and Gordon C. Cotton
Address: 3652 Cherokee Drive
City: Carson City
State: NV Zip: 89705

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

Print Name: First American Title Insurance Company
Address: 3080 Vista Blvd., Suite 106
City: Sparks

File Number: 125-2488971 CY/CY
State: NV Zip: 89436

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