

DOUGLAS COUNTY, NV

2015-873966

RPTT:\$982.80 Rec:\$16.00

\$998.80 Pgs=3

12/11/2015 12:08 PM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:

Carol Abel
PO BOX 898
Minden, NV 89423

MAIL TAX STATEMENTS TO:

Same as Above

Escrow No. 1505318-RLT

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.: 1320-33-810-016

SPACE ABOVE FOR RECORDER'S USE ONLY

R.P.T.T. \$ 982.80

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Robert W. Brown and Janice L. Brown, Trustees of the Robert W. and Janice L. Brown Family Trust, dated 5-23-06

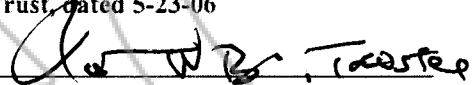
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Nevada Dirt, LLC, a Nevada Limited Liability Company

all that real property situated in the County of Douglas, State of Nevada, described as follows:

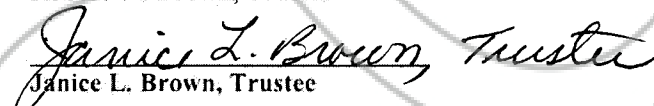
SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Robert W. Brown and Janice L. Brown,
Trustees of the Robert W. and Janice L. Brown
Family Trust, dated 5-23-06



Robert W. Brown, Trustee



Janice L. Brown, Trustee

STATE OF _____
COUNTY OF _____

} ss:

This instrument was acknowledged before me on _____,
by Robert W. Brown and Janice L. Brown, Trustees of the Robert W. and Janice L. Brown Family Trust,
dated 5-23-06

NOTARY PUBLIC

**See Attached
Notary Certificate**

California All-Purpose Acknowledgement

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 Fresno

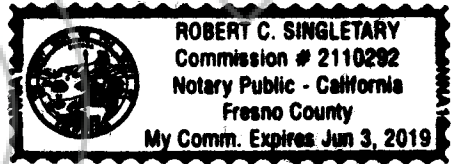
On December 07, 2015 before me, Robert C. Singletary, Notary Public,

personally appeared Robert W. Brown, Janice L. Brown

_____, 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 Robert C. Singletary

(Seal)

Optional Further Description of Attached Document (If Any)

Title or Type of Document: Grant, Bargain, Sale Deed

Document Date: None

Number of Pages: Three

Signer(s) Other Than Named Above: None

Escrow No. 1505318-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 66, Block L, as set forth on Final Subdivision Map FSM-1006 for CHICHESTER ESTATES PHASE 1, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on September 12, 1995, in Book 995 at Page 1407, as Document No. 370215, and by Certificate of Amendments recorded March 5, 1997 Book 0397, at Page 654, as Document No. 407852 and recorded July 17, 2001, Book 0701, Page 3931, as Document No. 518480, Official Records.

APN: 1320-33-810-016

STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1320-33-810-016
- 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:

Deed in Lieu of Foreclosure Only (value of property) \$252,000.00
 \$ _____
 Transfer Tax Value \$252,000.00
 Real Property Transfer Tax Due: \$ 982.80

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 Robert W. Brown, Trustee Capacity Grantor
 Signature Janice L. Brown, Trustee Capacity Grantor

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Robert W. Brown and Janice L. Brown, Trustees of the Robert W. and Janice L. Brown Family Trust, dated 5-23-06

Print Name: Nevada Dirt, LLC, Nevada LLC

Address: 7343 N. 4th
Fresno, CA 93720
 City, State, Zip

Address: PO BOX 898
Minden, NV 89423
 City, State Zip

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

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1505318-RLT
 Address: 1483 Highway 395, Suite B
 City, State, Zip: Gardnerville, NV 89410