

APN 1318-10-310-021

**RECORDING REQUESTED BY AND  
WHEN RECORDED MAIL TO:**

✓ Ronald D. Alling, Esq.  
c/o ALLING & JILLSON, LTD.  
Post Office Box 3390  
276 Kingsbury Grade, Suite 2000  
Lake Tahoe, Nevada 89449-3390

**MAIL TAX STATEMENTS TO:**

RICHARD ARTHUR JOHNSON  
Post Office Box 1844  
Zephyr Cove, Nevada 89448

DOUGLAS COUNTY, NV **2015-874069**  
RPTT:\$926.25 Rec:\$15.00  
Total:\$941.25 **12/15/2015 09:32 AM**  
ALLING & JILLSON LTD Pgs=3



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KAREN ELLISON, RECORDER

**GRANT, BARGAIN AND SALE DEED**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Robert Lloyd Johnson, a married man as his sole and separate property, "Grantor" (Grantor's spouse previously quitclaimed her interest in a Quit Claim Deed recorded with the Douglas County Recorder on August 4, 2004 as Document No. 0620582, Book 0804, Page 01303) does hereby Grant, Bargain, Sell and Convey all of Grantor's interest, being an undivided one-half (1/2) interest to Richard Arthur Johnson, a married man as his sole and separate property, "Grantee" all that certain real property situate in Zephyr Cove, County of Douglas, State of Nevada, more particularly described as follows:

The Easterly portion of that certain parcel of land as set forth in Deed dated August 5, 1946, recorded in Book "X" of Deeds, Page 571, records of Douglas County, Nevada, said easterly portion being more particularly described as follows:

Being that certain lot or parcel of land lying in a portion of Block "F" as shown on the amended map of Zephyr Cove Properties Subdivision at Lake Tahoe, and which map is made of record at the Court House in Minden, Douglas County, Nevada, said parcel being more particularly described by metes and bounds as follows, to-wit:

Beginning at a point at the northwest corner of the parcel and on the southwesterly right of way line of Lake View Boulevard, said point being further described as bearing South 50°06' East a distance of 190.70 feet and South 46°25' East a distance of 113.40 feet from the northeast corner of Lot 14, Block "F" of said Zephyr Cove Properties Subdivision; thence from the point of beginning South 46°25' East along the southwesterly side of Lake View Boulevard a distance of 43.80 feet to a point; thence South 68°44' East along the southerly side of said boulevard a distance of 150.00 feet to a point at the intersection of said Lake View Boulevard with the north side of the old Lincoln Highway; thence North 88°27' West, along the north side of said Lincoln Highway a distance of 87.40 feet to a point; thence North 81°08' West along the north side of said Lincoln Highway a distance of 88.60 feet to a point at the

southwest corner of the parcel; thence North 2°51' East along the west side of the parcel a distance of 69.40 feet to the point of beginning.

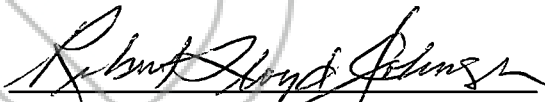
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***Pursuant to NRS §111.312, this legal description was previously recorded on January 13, 1988, as Document No. 170727, Book 0188, Page 1525, in the Official Records of Douglas County.***

TOGETHER WITH the tenements, hereditaments and appurtenances belonging thereto or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD said premises, with the appurtenances, unto said Grantees and Grantees' heirs and assigns forever.

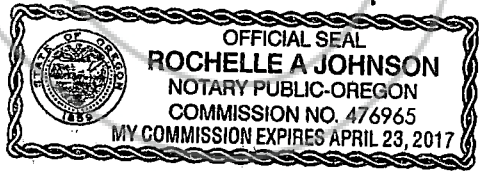
DATED this 27 day of NOVEMBER 2015.

  
Robert Lloyd Johnson

STATE OF OREGON            )  
  ) ss.  
COUNTY OF DESCHUTES )

This instrument was acknowledged before me on November 27, 2015, by Robert Lloyd Johnson.

  
NOTARY PUBLIC



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. **Assessor Parcel Number(s):**  
 (a) 1318-10-310-021  
 (b) \_\_\_\_\_  
 (c) \_\_\_\_\_  
 (d) \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Document/Instrument #:	_____
Book:	_____ Page: _____
Date of Recording:	_____
Notes:	_____

2. **Type of Property:**  
 (a)  Vacant Land                      X (b) SFR  
 (c)  Condo/Townhouse               (d) 2-4 Plex  
 (e)  Apartment Building             (f) Commercial/Ind.  
 (g)  Agricultural                       (h) Mobile Home  
 (i)  Other: \_\_\_\_\_

3. **Total Value/Sale Price of Property:** \$ 237,500.00  
 4. **Deed in Lieu of Foreclosure Only (value of property):** \$ \_\_\_\_\_  
**Transfer Tax Value:** \$ 237,500.00  
**Real Property Transfer Tax Due:** \$ 926.25

5. **If Exemption Claimed:**  
 a. Transfer Tax Exemption, per \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

6. **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 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.

Signature: Robert Lloyd Johnson Capacity Seller, **ROBERT LLOYD JOHNSON**, Grantor

Signature: Richard Arthur Johnson Capacity Buyer, **RICHARD ARTHUR JOHNSON**, Grantee

**SELLER (GRANTOR) INFORMATION**  
(Required)

**Name** ROBERT LLOYD JOHNSON  
**Address** 69255 Easy Street  
**City/State/Zip** Sisters, OR 97759

**BUYER (GRANTEE) INFORMATION**  
(Required)

**Name** RICHARD ARTHUR JOHNSON  
**Address** Post Office Box 1844  
**City/State/Zip** Zephyr Cove, NV 89448

**COMPANY/PERSON REQUESTING RECORDING**  
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: ALLING & JILLSON, LTD.  
 Address: Post Office Box 3390  
 Lake Tahoe, NV 89449

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