

A.P.N.: 1420-33-501-019  
File No: 12142-2490671 (JF)  
R.P.T.T.: \$0.00

When Recorded Mail To: Mail Tax Statements To:  
Lawrence P. Hyland  
2792 Clapham Lane  
Minden, NV 89423

**GRANT, BARGAIN and SALE DEED**

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

Lawrence P. Hyland and Beth Lawson Hyland, individually and as Trustees of the Hyland Trust dated February 18, 2010

do(es) hereby GRANT, BARGAIN and SELL to

Lawrence P. Hyland, an unmarried man

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

**BEING A PORTION OF NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 33, TOWNSHIP 14 NORTH, RANGE 20 EAST, M.D.B. & M., FURTHER DESCRIBED AS FOLLOWS:**

**PARCEL 2 AS SET FORTH ON PARCEL MAP LDA 04-020 FOR ARTHUR W. AND MARVA M. DUCKWORTH, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON NOVEMBER 30, 2004, BOOK 1104, PAGE 13560, DOCUMENT NO. 630597.**

THIS DEED IS GIVEN TO DIVEST ANY COMMUNITY PROPERTY INTEREST MAY HAVE IN THE ABOVE DESCRIBED REAL PROPERTY BY REASON OF HIS/HER MARRIAGE.

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: 12/01/2015

*Lawrence P. Hyland*

Lawrence P. Hyland, individually and as Trustee

*Beth Lawson Hyland*

Beth Lawson Hyland, individually and as Trustee

STATE OF *Nevada* )  
 )  
COUNTY OF *Carson City* ) :ss.

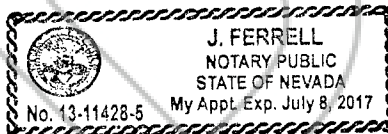
This instrument was acknowledged before me on this:  
17 day of Dec, 2015

By: **Lawrence P. Hyland**

*Lawrence P. Hyland*

Notary Public

(My commission expires: \_\_\_\_\_ )



STATE OF *Nevada* )  
 )  
COUNTY OF *Carson City* ) :ss.

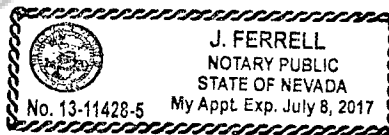
This instrument was acknowledged before me on this:  
3 day of December, 2015

By: **Beth Lawson Hyland**

*Beth Lawson Hyland*

Notary Public

(My commission expires: 7.8.2017)



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1420-33-501-019
- 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: \$0.00
- b) Deed in Lieu of Foreclosure Only (value of \$ \_\_\_\_\_)
- c) Transfer Tax Value: \$0.00
- d) Real Property Transfer Tax Due \$0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: 6
- b. Explain reason for exemption: Pursuant to Divorce

- 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: Beth Lawson Hyland

Capacity: Grantor

Signature: Lawrence P. Hyland

Capacity: Grantee

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

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

Print Name: Beth Lawson Hyland

Print Name: Lawrence P. Hyland

Address: 147 Pebble Drive

Address: 2792 Clapham Lane

City: Dayton

City: Minden

State: NV Zip: 89403

State: NV Zip: 89423

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

First American Title Insurance

Print Name: Company

File Number: 12142-2490671 JF/JF

Address: 300 South Curry, Suite 5

City: Carson City

State: NV Zip: 89703

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