

A.P.N.: 1320-33-810-006
File No: 143-2497159 (SC)
R.P.T.T.: \$975.00

When Recorded Mail To: Mail Tax Statements To:
Ryan Dunham and Jessica Peri
663 Rockford Drive
Claremont, CA 91711

GRANT, BARGAIN and SALE DEED

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

Ralph Miller and Dianne Miller, Trustees of the Miller Family Trust dated March 6, 2007

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

Ryan Dunham, an unmarried man and Jessica Peri, an unmarried woman as joint tenants with right of survivorship

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

LOT 56, BLOCK M, 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.

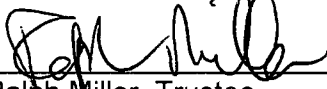
Subject to

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: 12/23/2015

Ralph Miller and Dianne Miller, Trustees of
the Miller Family Trust dated March 6, 2007



Ralph Miller, Trustee



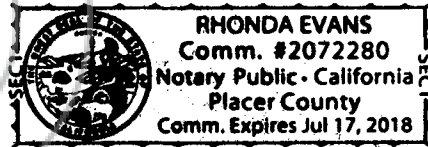
Dianne Miller, Trustee

STATE OF CA)
 : ss.
COUNTY OF Placer)

This instrument was acknowledged before me on
1.21.14 by
Ralph Miller and Dianne Miller
Rhonda Evans

Notary Public
(My commission expires: 7.17.18)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
01/05/2016 under Escrow No. 143-2497159



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1320-33-810-006
- 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: \$250,000.00
- b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
- c) Transfer Tax Value: \$250,000.00
- d) Real Property Transfer Tax Due \$975.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: *J. Cheechw*
Signature: _____

Capacity: *Officer*
Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Miller Family Trust
Address: PO Box 485
City: Tahoe City
State: CA Zip: 96145

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Ryan Dunham
Address: 663 Rockford Drive
City: Claremont
State: CA Zip: 91711

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

First American Title Insurance
Print Name: Company
Address: 1663 US Highway 395, Suite 101
City: Minden

File Number: 143-2497159 SC/SC
State: NV Zip: 89423

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