

A.P.N.: 1221-09-001-004
File No: 143-2495639 (SC)
R.P.T.T.: \$-0- #5

When Recorded Mail To: Mail Tax Statements To:
Randolph J. McConville and Mona R McConville
1156 Jacobsen Lane
Gardnerville, NV 89410

GRANT, BARGAIN and SALE DEED

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

Mona R. McConville, a married woman as her sole and separate property

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

Randolph J. McConville and Mona R. McConville, husband and wife as joint tenants with right of survivorship

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

A PARCEL OF LAND LOCATED WITHIN A PORTION OF SECTION 9, TOWNSHIP 12 NORTH, RANGE 21 EAST, MOUNT DIABLO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST EASTERNMOST CORNER OF PARCEL A AS SHOWN ON THE PARCEL MAP FOR EDWARD E. AND ALICE L. GRAFE, RECORDED MAY 13, 1974, IN BOOK 574, AT PAGE 362, AS DOCUMENT NO. 73151, SAID POINT LYING ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF JACOBSEN LANE AND BEARING NORTH 03°30'22" WEST, 1421.94 FEET FROM THE EAST ONE-QUARTER CORNER OF SECTION 9; THENCE LEAVING SAID RIGHT-OF-WAY LINE SOUTH 41°11'06" WEST, 34.68 FEET; THENCE NORTH 75°50'44" WEST, 126.35 FEET; THENCE SOUTH 82°27'06" WEST, 162.67 FEET; THENCE NORTH 81°54'49" WEST, 55.81 FEET; THENCE NORTH 51°18'49" WEST 125.21 FEET; THENCE NORTH 48°06'29" WEST, 630.04 FEET TO THE SOUTHWEST CORNER OF THE PARCEL AS SHOWN ON THE PARCEL MAP FOR RICHARD J. AND HAZEL I. WHEATON RECORDED MAY 13, 1974, IN BOOK 574, AT PAGE 362, AS DOCUMENT NO. 73150; THENCE NORTH 84°02'46" EAST, 370.00 FEET TO A POINT ON SAID RIGHT-OF-WAY LINE; THENCE ALONG SAID RIGHT-OF-WAY LINE SOUTH 48°27'14" EAST, 105.01 FEET; THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE SOUTH 30°15'00" EAST, 88.00 FEET; THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE SOUTH 48°48'54" EAST, 581.57 FEET TO THE POINT OF BEGINNING.

REFERENCE IS MADE TO RECORD OF SURVEY TO SUPPORT A BOUNDARY LINE ADJUSTMENT FOR MARIE H. AND GEORGE L. SNAVELY TRUST, ET AL, RECORDED JULY 8, 1997, IN BOOK 797, AT PAGE 1159, AS DOCUMENT NO. 416724.

NOTE: THE ABOVE METES AND BOUNDS DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED OCTOBER 23, 2013, IN BOOK 1013, PAGE 4506, AS INSTRUMENT NO. 832480.

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: 12/17/2015

**THIS INSTRUMENT IS BEING RECORDED
AS AN ACCOMODATION ONLY. NO
LIABILITY EXPRESSED OR IMPLIED, IS
ASSUMED BY FIRST AMERICAN TITLE CO.**

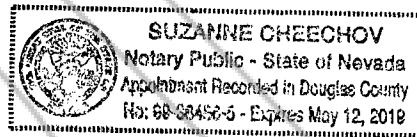
Mona R. McConville
Mona R. McConville

STATE OF **NEVADA**)
)
) :SS.
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on this:
8th day of Feb, 2015

By: **Mona R. McConville**

Suzanne Creechov
Notary Public
(My commission expires: 5/12/2019)



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**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1221-09-001-004
- 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 (\$0.00))
- 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: #5
- b. Explain reason for exemption: from spouse to spouse without consideration

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: *Mona R. McConville*
Signature: _____

Capacity: *Estate*
Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Mona R. McConville
Address: 1156 Jacobsen Lane
City: Gardnerville
State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Randolph J. McConville and Mona R. McConville
Address: 1156 Jacobsen Lane
City: Gardnerville
State: NV Zip: 89410

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: 143-2495639 SC/SC
State: NV Zip: 89423

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