

A.P.N.: 1320-33-712-019



R.P.T.T.: \$-0- #5

KAREN ELLISON, RECORDER

E05

When Recorded Mail To: Mail Tax Statements To:
Frank H. Nance and Hildia V. Nance
1305 Windsor Court
Gardnerville, NV 89410

GRANT, BARGAIN and SALE DEED

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

Frank H. Nance and Hildia V. Nance, husband and wife as joint tenants with rights of survivorship

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

Frank H. Nance and Hildia V. Nance, husband and wife, and Tracey Ann Estes, a married woman as her sole and separate property, all as joint tenants with rights of survivorship

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

LOT 52, BLOCK C, AS SET FORTH ON FINAL SUBDIVISION MAP FSM-1006-2 FOR CHICHESTER ESTATES PHASE 2, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON DECEMBER 9, 1996, IN BOOK 1296 AT PAGE 1286, AS DOCUMENT NO. 402540, AND BY CERTIFICATE OF AMENDMENT RECORDED NOVEMBER 11, 2000, BOOK 1100, PAGE 4362, AS DOCUMENT NO. 503768, AND ALSO BY CERTIFICATE OF AMENDMENT RECORDED JULY 17, 2001, BOOK 0701, PAGE 3929, AS DOCUMENT NO. 518479.

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: 02/22/2016

Frank H. Nance

Frank H. Nance

Hildia V. Nance

Hildia V. Nance

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

This instrument was acknowledged before me on Feb 22, 2016 by **Frank H. Nancy and Hildia V. Nance.**

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



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **February 22, 2016**

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1320-33-712-019
- 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-
- b) Deed in Lieu of Foreclosure Only (value of (\$-0-))
- c) Transfer Tax Value: \$-0-
- d) Real Property Transfer Tax Due \$-0-

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: #5
- b. Explain reason for exemption: Father and Mother adding their daughter to title 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: Frank H. Nance Capacity: Grantor
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Frank H. Nance and Hildia V. Nance
 Address: 1305 Windsor Court
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Frank H. Nance and Hildia V. Nance and Tracey Ann Estes
 Address: 1305 Windsor Court
 City: Gardnerville
 State: NV Zip: 89410

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

Print Name: _____ File Number: _____
 Address: _____
 City: _____ State: _____ Zip: _____

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