

A.P.N.: 1418-10-710-058
File No: 141-2499110 (NMP)
R.P.T.T.: \$0.00 C

DOUGLAS COUNTY, NV
RPTT:\$0.00 Rec:\$16.00
\$16.00 Pgs=3
FIRST AMERICANTITLE STATELINE
KAREN ELLISON, RECORDER
2016-878485
03/23/2016 03:24 PM
E05

When Recorded Mail To: Mail Tax Statements To:
Matthew G. Nejasnich
1412 Castillo Avenue
Burlingame, CA 94010

GRANT, BARGAIN and SALE DEED

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

Melanie Hom, a married woman and spouse of the grantee

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

Matthew G. Nejasnich, a married man as his sole and separate property

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

PARCEL 1:

LOT 63, IN BLOCK B, AS SHOWN ON THE SECOND AMENDED PLAT OF GLENBROOK UNIT NO. 2 (2-A), FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON JANUARY 30, 1980, IN BOOK 180, AT PAGE 1512, AS DOCUMENT NO. 41035, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE FOR GARAGE PURPOSES THAT PARCEL DESIGNATED AS "GARAGE EASEMENT" THAT IS APPURTENANT TO LOT 63 IN BLOCK B AS SHOWN ON THE SECOND AMENDED PLAT OF GLENBROOK UNIT NO. 2, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON JANUARY 30, 1980.

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: 3/18/2016

Melanie Hom

Melanie Hom

COPY

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California **San Mateo**
County of _____)

On 19 MARCH 16 before me, Kevin K Ledbetter, a notary public
(insert name and title of the officer)

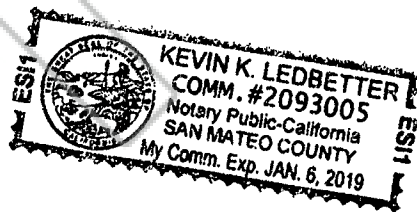
personally appeared MELANIE ~~ALBERTSON~~ Horn
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____

(Seal)



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1418-10-710-058
 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: 5
 b. Explain reason for exemption:
Transfer between spouses at no 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: Melanie Horn Capacity: Grantee
 Signature: _____ Capacity: _____

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

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

Print Name: Melanie Nejasnich
 Address: 1412 Castillo Ave
 City: Burlingame
 State: CA Zip: 94010

Print Name: Matthew G. Nejasnich
 Address: 1412 Castillo Ave
 City: Burlingame
 State: CA Zip: 94010

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

First American Title Insurance
 Print Name: Company File Number: 141-2499110 NMP/NMP
 Address P.O. Box 645
 City: Zephyr Cove State: NV Zip: 89448

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