

APN: 1318-23-810-033

ESCROW NO: 03314909-330-ASR

WHEN RECORDED MAIL TO and
MAIL TAX STATEMENT TO:

Nicholas P Bailey
175 Cottonwood Drive
Stateline, NV 89449

GRANT, BARGAIN, SALE DEED

R.P.T.T. (Exempt. 5)

THIS INDENTURE WITNESSETH: That

Kathryn M. Bailey, a married woman, spouse of Grantee, who acquired title as Kathryn M. Yost, an unmarried woman

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to

Nicholas P. Bailey, a married Man as his sole and separate property

all that real property situated in the City of Stateline, County of Douglas, State of Nevada, described as follows:

For legal description of the real property, see Exhibit A attached hereto and made a part hereof.

GRANTOR HEREIN EXECUTES THIS INSTRUMENT FOR THE SOLE PURPOSE OF RELINQUISHING ANY AND ALL CLAIM OR CLAIMS OF COMMUNITY PROPERTY INTEREST HE/SHE HAS OR MAY HAVE IN AND TO THE WITHIN DESCRIBED REAL PROPERTY

- SUBJECT TO: 1. Taxes for the fiscal year 2015 - 2016.
- 2. Rights of Way, reservations, restrictions, easements, and conditions of record.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness my hand this _____ day of March, 2016.

Kathryn M Bailey

Kathryn M. Bailey

Nicholas P Bailey

Nicholas P. Bailey

STATE OF NEVADA }
COUNTY OF DOUGLAS } ss:

On 3/25/2016, personally appeared before me, a Notary Public in and for said County and State, KATHRYN M BAILEY AND NICHOLAS P BAILEY who acknowledged to me that _____ executed the same.

WITNESS my hand and official seal.

Keith Leah

NOTARY PUBLIC in and for said County and State.

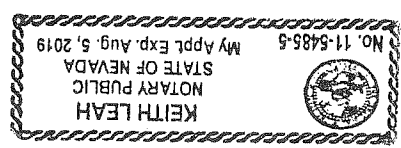
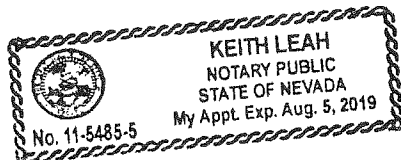


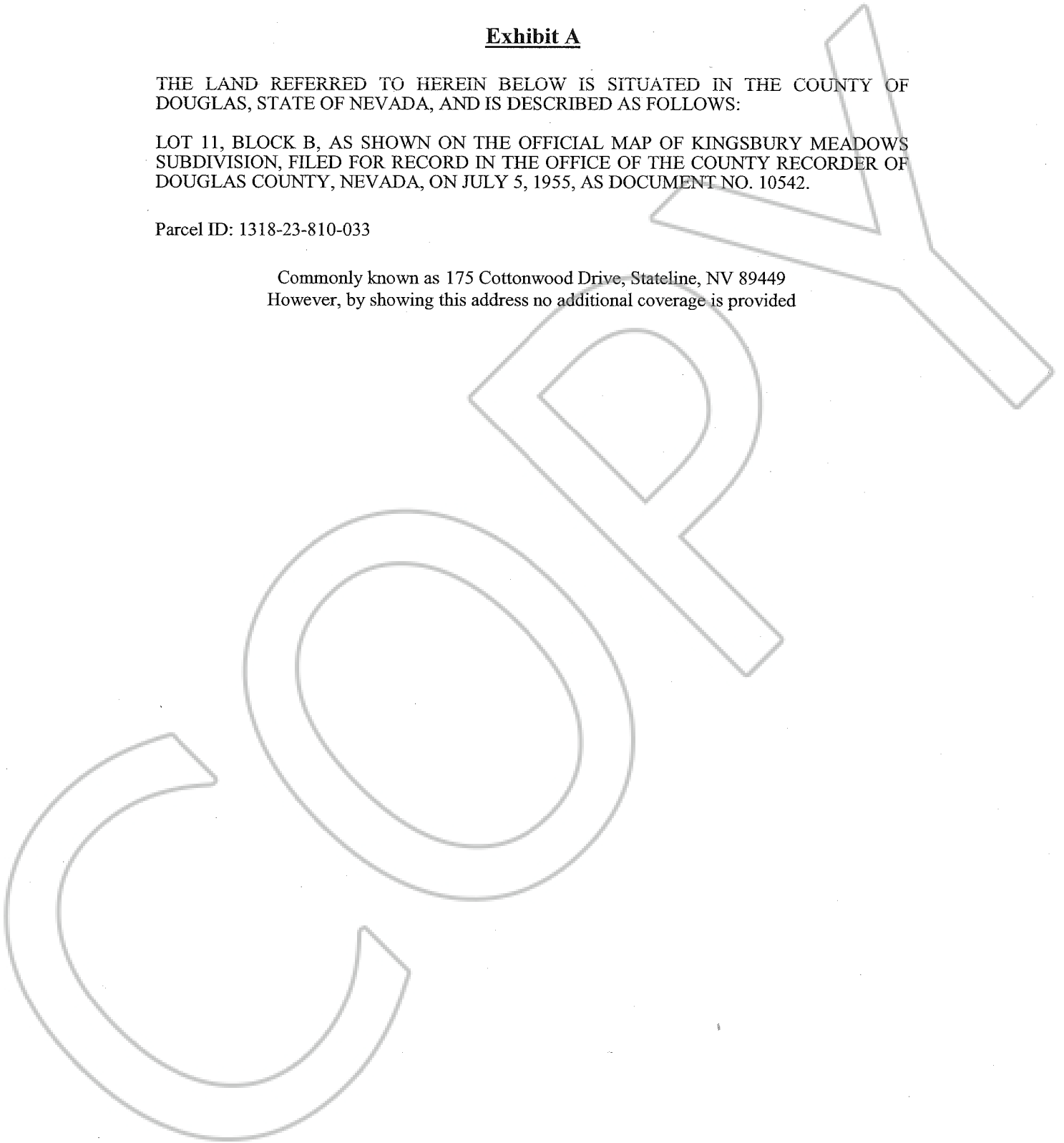
Exhibit A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, AND IS DESCRIBED AS FOLLOWS:

LOT 11, BLOCK B, AS SHOWN ON THE OFFICIAL MAP OF KINGSBURY MEADOWS SUBDIVISION, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON JULY 5, 1955, AS DOCUMENT NO. 10542.

Parcel ID: 1318-23-810-033

Commonly known as 175 Cottonwood Drive, Stateline, NV 89449
However, by showing this address no additional coverage is provided



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a. 1318-23-810-033
- 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
- Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. **Total Value/Sales Price of Property:** \$ _____
- b. Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c. Transfer Tax Value: \$ _____
- d. Real Property Transfer Tax Due: \$-0-

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section Exempt. 5
- b. Explain Reason for Exemption: Spouse releasing community interest without consideration

5. Partial Interest: Percentage being transferred: 100 %

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 Kathryn M. Bailey Capacity Grantor

Signature Nicholas P Bailey Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Kathryn M. Yost
Address: Same
City/State/Zip: _____

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Nicholas P Bailey
Address: 175 Cottonwood Drive
City/State/Zip: Stateline, NV 89449

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

Lawyers Title of Nevada
1401 N. Green Valley Parkway
Henderson, NV 89074

Escrow #: 3314909-330-ASR
Escrow Officer: Ashley Remington

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED