

A.P.N.: 1320-30-113-011
File No: 143-2502003 (SC)
R.P.T.T.: \$1,049.10

When Recorded Mail To: Mail Tax Statements To:
Derek Dornbrook
1781 Shamrock Circle
Minden, NV 89423

GRANT, BARGAIN and SALE DEED

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

Karin West and Michael S. West, wife and husband as joint tenants with rights of survivorship, who acquired title as Karin Johnson, an unmarried woman as to an undivided 1/2 interest and Michael S. West, an unmarried man as to an undivided 1/2 interest

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

Derek Dornbrook, an unmarried man

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

PARCEL I:

UNIT 11, AS SET FORTH ON MAP OF WESTWOOD PARK UNIT NO. 2, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON NOVEMBER 25, 1987, IN BOOK 1187, PAGE 3848, AS DOCUMENT NO. 167352 AND BY CERTIFICATE OF AMENDMENT RECORDED MAY 05, 1988, IN BOOK 588, PAGE 536, AS DOCUMENT NO. 177431 OF OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

PARCEL II:

TOGETHER WITH AN UNDIVIDED 1/25TH INTEREST IN AND TO THE COMMON AREA LYING WITHIN THE INTERIOR LINES AS SET FORTH ON MAP OF WESTWOOD PARK UNIT NO. 2, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON NOVEMBER 25, 1987, IN BOOK 1187, PAGE 3848, AS DOCUMENT NO. 167352.

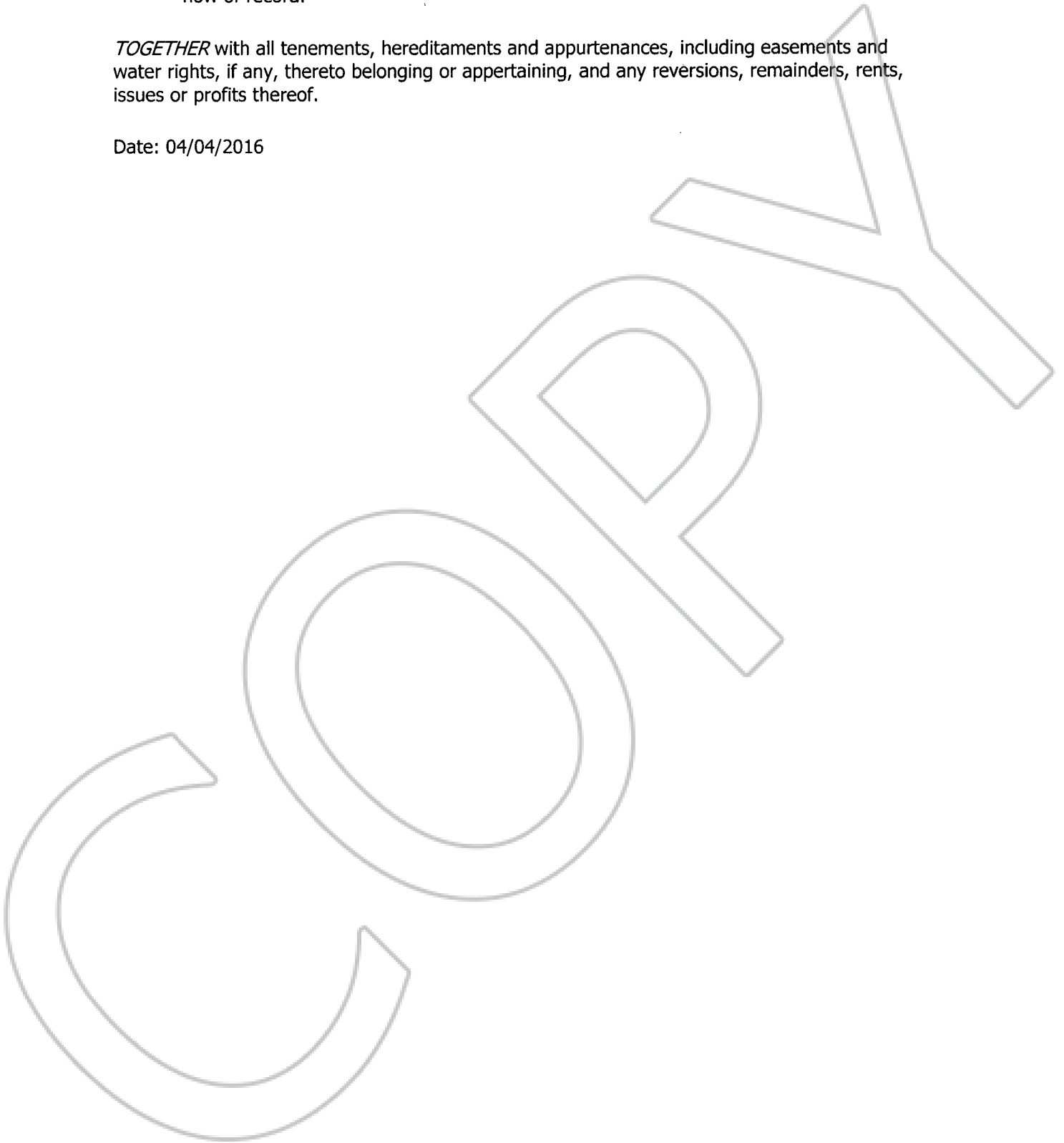
Subject to

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: 04/04/2016



Karin West
Karin West

Michael S. West
Michael S. West

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

This instrument was acknowledged before me on 5/9/2016 by **Karin West and Michael S. West.**

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



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **April 04, 2016** under Escrow No. **143-2502003**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1320-30-113-011
 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: \$269,000.00
 b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
 c) Transfer Tax Value: \$269,000.00
 d) Real Property Transfer Tax Due \$1,049.10

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: *A. Cheechaw* Capacity: *Eofjles*
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Karin West and Michael S. West
 Address: P.O. Box 863
 City: Carson City
 State: NV Zip: 89102

Print Name: Derek Dornbrook
 Address: 1781 Shamrock Circle
 City: Minden
 State: NV Zip: 89423

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

First American Title Insurance
 Print Name: Company File Number: 143-2502003 SC/SC
 Address: 1663 US Highway 395, Suite 101
 City: Minden State: NV Zip: 89423

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