

A.P.N.: 1320-32-211-008  
File No: 143-2503079 (NMP)  
R.P.T.T.: \$1,829.10

DOUGLAS COUNTY, NV  
RPTT:\$1829.10 Rec:\$15.00  
\$1,844.10 Pgs=2  
05/27/2016 02:27 PM  
FIRST AMERICAN TITLE MINDEN  
KAREN ELLISON, RECORDER

When Recorded Mail To: Mail Tax Statements To:  
Gary Kotler and Cathryn Kotler  
1503 Deseret Drive  
Minden, NV 89423

***GRANT, BARGAIN and SALE DEED***

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

Cho Lynn Hunton, Trustee of the Cho Lynn Hunton Separate Property Trust, Dated  
November 20, 1990

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

Gary Kotler and Cathryn Kotler, 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:

**LOT 1 AS SET FORTH ON THE FINAL MAP OF DESERET UNIT NO. 1, FILED IN THE  
OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON  
APRIL 17, 1972, AS DOCUMENT NO. 58855, IN BOOK 99, PAGE 219, OFFICIAL  
RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.**

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: 04/22/2016

Cho Lynn Hunton, Trustee of the Cho Lynn  
Hunton Separate Property Trust dated  
November 20, 1990

*Cho Lynn Hunton* Trustee  
Cho Lynn Hunton, Trustee

STATE OF ~~NEVADA~~<sup>CBK</sup> ) ~~Tennessee~~  
: ss.  
COUNTY OF ~~DOUGLAS~~<sup>CBK</sup> ) ~~Sullivan~~

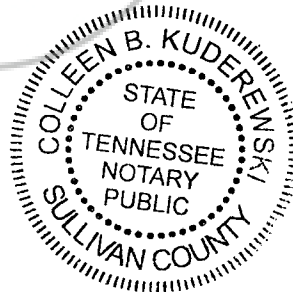
This instrument was acknowledged before me on  
May 25, 2016 by  
**Hunton Separate Property Trust.** by Cho Lynn Hunton

*Colleen B. Kuderewski*

Notary Public

(My commission expires: 5-24-17 )

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated  
05/17/2016 under Escrow No. 143-2503079



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 1320-32-211-008  
 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: \$469,000.00  
 b) Deed in Lieu of Foreclosure Only (value of ( \$ \_\_\_\_\_ ))  
 c) Transfer Tax Value: \$469,000.00  
 d) Real Property Transfer Tax Due \$1,829.10

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: [Signature]  
 Signature: \_\_\_\_\_

Capacity: Grantor  
 Capacity: Grantor

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

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

Print Name: Hunton Separate Property Trust  
 Address: P.O. Box 11980  
 City: Zephyra Cove  
 State: NV Zip: 89448

Print Name: Gary Kotler and Cathryn Kotler  
 Address: 1503 Deseret Drive  
 City: Minden  
 State: NV Zip: 89423

**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: 143-2503079 NMP/NMP  
 State: NV Zip: 89423

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