

A.P.N.: 1418-27-411-012  
File No: 141-2503016 (NMP)  
R.P.T.T.: \$1,404.00 C

When Recorded Mail To: Mail Tax Statements To:  
Carolyn R. Frank  
1508 Idaho Avenue  
Santa Monica, CA 90403

**GRANT, BARGAIN and SALE DEED**

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

David E. Yount, Trustee of the 2000 David Yount Trust

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

Carolyn R. Frank, an unmarried woman

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

**PARCEL I:**

**UNIT 12, OF CAVE ROCK VILLAS, BEING A SUBDIVISION OF LOT 3, CAVE ROCK ESTATES UNIT NO. 1, ACCORDING TO THE MAP THEREOF FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON AUGUST 18, 1977, IN BOOK 877, PAGE 862, DOCUMENT NO. 12016 OF OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA, AND AS AMENDED BY RECORD OF SURVEY OF CAVE ROCK VILLAS, RECORDED OCTOBER 9, 1979, IN BOOK 1079, NO. 37479 OF OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.**

**PARCEL II:**

**AN UNDIVIDED 1/22ND INTEREST AND TO THAT PORTION DESIGNATED AS COMMON AREA, AS SET FORTH ON THE OFFICIAL PLAT OF CAVE ROCK VILLAS, BEING A SUBDIVISION OF LOT 3, CAVE ROCK ESTATES UNIT NO. 1, RECORDED AUGUST 16, 1977, IN BOOK 877, PAGE 862, DOCUMENT NO. 12016, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA AND AMENDED BY RECORD OF SURVEY OF CAVE ROCK VILLAS, RECORDED OCTOBER 9, 1979, IN BOOK 1079, PAGE 634, DOCUMENT NO. 37479, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.**

Subject to

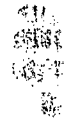
1. All general and special taxes for the current fiscal year.

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: 04/27/2016

COPY



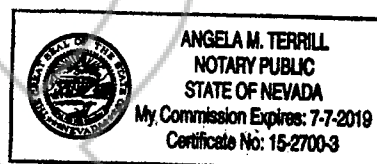
The 2000 David Yount Trust

David E. Yount  
David E. Yount, Trustee

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

This instrument was acknowledged before me on June 1, 2016 by  
**The 2000 David Yount Trust.**

Angela M. Terrill  
Notary Public  
(My commission expires: 7-7-2019)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **April 27, 2016** under Escrow No. **141-2503016**.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1418-27-411-012
- 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: \$360,000.00
- b) Deed in Lieu of Foreclosure Only (value of ( \$ \_\_\_\_\_ ))
- c) Transfer Tax Value: \$360,000.00
- d) Real Property Transfer Tax Due \$1,404.00

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: David E. Yount Capacity: Grantor  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

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

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

Print Name: The 2000 David Yount Trust  
 Address: 440 Squire Canyon Rd  
 City: San Luis Obispo  
 State: CA Zip: 93401

Print Name: Carolyn R. Frank  
 Address: 1508 Idaho Ave  
 City: Santa Monica  
 State: CA Zip: 90403

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

First American Title Insurance  
 Print Name: Company  
 Address: P.O. Box 645  
 City: Zephyr Cove

File Number: 141-2503016 NMP/NMP  
 State: NV Zip: 89448