

A.P.N.: 1318-22-002-061
File No: 141-2502503 (NMP)
R.P.T.T.: \$1,400.10

When Recorded Mail To: Mail Tax Statements To:
Dylan P. McCommons and Brenda K. Tate
P.O. Box 13071
South Lake Tahoe, CA 96151

GRANT, BARGAIN and SALE DEED

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

Susan Lamagna, a married woman as her sole and separate property

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

Dylan McCommons and Brenda Tate, 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 17, IN BLOCK 2, AS SHOWN ON THE OFFICIAL MAP OF OLIVER PARK, AND FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON FEBRUARY 2, 1958, IN BOOK 1 OF MAPS, AS DOCUMENT NO. 14034 DOUGLAS COUNTY, NEVADA RECORDS.

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.

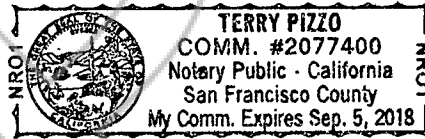
Date: 05/17/2016

Susan Lamagna
Susan Lamagna

~~California~~
STATE OF ~~NEVADA~~)
 : ss.
COUNTY OF)
~~DOUGLAS~~
~~San Francisco~~

This instrument was acknowledged before me on
June 3, 2016 by
Susan Lamagna.

Terry Pizzo
Notary Public
(My commission expires: 9/5/18)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
05/17/2016 under Escrow No. 141-2502503

EXHIBIT "A"

The land referred to in this Commitment is situated in the County of Douglas, State of Nevada and is described as follows:

LOT 17, IN BLOCK 2, AS SHOWN ON THE OFFICIAL MAP OF OLIVER PARK, AND FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON FEBRUARY 2, 1958, IN BOOK 1 OF MAPS, AS DOCUMENT NO. 14034 DOUGLAS COUNTY, NEVADA RECORDS.



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1318-22-002-061
 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: \$359,000.00
 b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
 c) Transfer Tax Value: \$359,000.00
 d) Real Property Transfer Tax Due \$1,400.10

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: Susan Lamagna Capacity: Grantor
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Susan Lamagna
 Address: 143 Crescent Avenue
 City: San Francisco
 State: CA Zip: 94110

Print Name: Dylan P. McCommons and Brenda K. Tate
 Address: P.O. Box 13071
 City: South Lake Tahoe
 State: CA Zip: 96157

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

First American Title Insurance
 Print Name: Company File Number: 141-2502503 NMP/NMP
 Address: P.O. Box 645
 City: Zephyr Cove State: NV Zip: 89448

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