

DOUGLAS COUNTY, NV

2016-883478

RPTT:\$1466.40 Rec:\$15.00

\$1,481.40 Pgs=2

06/28/2016 03:45 PM

FIRST AMERICAN TITLE STATELINE

KAREN ELLISON, RECORDER

A.P.N.: 1319-19-710-016
File No: 141-2504364 (NMP)
R.P.T.T.: \$1,466.40

When Recorded Mail To: Mail Tax Statements To:
Michael R. Madden and Lura Blair Madden
P.O. Box 2760
Stateline, NV 89449

GRANT, BARGAIN and SALE DEED

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

Kathy Anne Jennings, a married woman as her sole and separate property

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

Michael Madden and Lura Blair Madden, 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 437, AS SHOWN ON THE AMENDED MAP OF SUMMIT VILLAGE RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON SEPTEMBER 17, 1968 AS DOCUMENT NO. 42231 AND ON THE SECOND AMENDED MAP, RECORDED JANUARY 13, 1969, AS DOCUMENT NO. 43419 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: 05/13/2016

Kathy Anne Jennings
Kathy Anne Jennings

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

This instrument was acknowledged before me on June 15, 2016 by **Kathy Anne Jennings.**

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



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **May 13, 2016** under Escrow No. **141-2504364.**

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1319-19-710-016
- 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: \$376,000.00
- b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
- c) Transfer Tax Value: \$376,000.00
- d) Real Property Transfer Tax Due \$1,466.40

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: Kathy Anne Jennings Capacity: Grantor
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Kathy Anne Jennings
 Address: 1026 Pony Court
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Michael R. Madden and Lura Blair Madden
 Address: P.O. Box 2760
 City: Stateline
 State: NV Zip: 89449

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

First American Title Insurance
 Print Name: Company File Number: 141-2504364 NMP/NMP
 Address: P.O. Box 645
 City: Zephyr Cove State: NV Zip: 89448

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

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