

DOUGLAS COUNTY, NV  
RPTT:\$526.50 Rec:\$16.00  
\$542.50 Pgs=3  
ETRCO, LLC  
KAREN ELLISON, RECORDER

**2016-884134**  
07/11/2016 11:54 AM

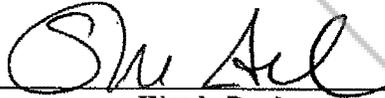
APN#: 1022-15-001-031  
RPTT: \$526.50

Recording Requested By:  
Western Title Company  
Escrow No.: 081322-WLD  
When Recorded Mail To:  
Steven Goodwin  
13519 Ridge Lane  
Macdoel, CA 96058

Mail Tax Statements to: (deeds only)  
Same as Above

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.  
(Per NRS 239B.030)

Signature



Wendy Dunbar

Escrow Officer

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**Grant, Bargain, and Sale Deed**

This page added to provide additional information required by NRS 111.312  
(additional recording fee applies)

## GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

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

Pamela L. Cipolla, a widow and Mark A. Crissman, a married man as his sole and separate property, as joint tenants with right of survivorship

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Steven Goodwin, an unmarried man

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Wellington, County of Douglas State of Nevada bounded and described as follows:

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

Lot 11 in Block C as shown on the map of TOPAZ RANCH ESTATES UNIT NO.4, filed for record in the Office of the County Recorder of Douglas County, State of Nevada, on November 16, 1970, in Book 1 of Maps, Page 224, as Document No. 50212.

TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 07/07/2016

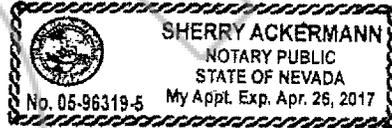
Pamela L. Cipolla  
Pamela L. Cipolla

Mark A. Crissman  
Mark A. Crissman

STATE OF Nevada }  
COUNTY OF Douglas } ss  
This instrument was acknowledged before me on  
July 7, 2016

By Pamela L. Cipolla and Mark A. Crissman.

Sherry Ackermann  
Notary Public



**STATE OF NEVADA DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1022-15-001-031

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 ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$135,000.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$135,000.00  
 Real Property Transfer Tax Due: \$526.50

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred: 100 %

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 *Pamela L. Cipolla* Capacity *Grantor*  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION (REQUIRED)		BUYER (GRANTEE) INFORMATION (REQUIRED)	
Print Name:	<u>Pamela L. Cipolla and Mark A. Crissman</u>	Print Name:	<u>Steven Goodwin</u>
Address:	<u>3630 Boulder Road</u>	Address:	<u>13519 Ridge Lane</u>
City:	<u>Wellington</u>	City:	<u>Macdoel</u>
State:	<u>NV</u> Zip: <u>89444</u>	State:	<u>CA</u> Zip: <u>96058</u>

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company                      Esc. #: 081322-WLD  
 Address: Douglas Office  
1362 Highway 395, Ste. 109  
 City/State/Zip: Gardnerville, NV 89410