

DOUGLAS COUNTY, NV

2016-884223

RPTT:\$939.90 Rec:\$18.00

\$957.90 Pgs=5

07/12/2016 03:31 PM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Roberto C. Hernandez Hernandez
3578 Haystack Drive
Carson City, NV 89705

MAIL TAX STATEMENTS TO:
Roberto C. Hernandez Hernandez
same as above

Escrow No. 1601849-RLT

The undersigned hereby affirms that this document
submitted for recording does not contain the social
security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1420-07-610-012

SPACE ABOVE FOR RECORDER'S USE ONLY

R.P.T.T. \$ 939.90

****this document has been executed with counterpart signatures****

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Gregory A. Malavazos, An Unmarried Man, as to an undivided 1/3 interest and Carol J. Malavazos, An Unmarried Woman, as to an undivided 1/3 interest and Alex J. Malavazos, An Unmarried Man, as to an undivided 1/3 interest

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Roberto C. Hernandez Hernandez and Jesabel Jauregui, Husband and Wife, as joint tenants

all that real property situated in the County of Douglas, State of Nevada, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Gregory A. Malavazos
Gregory A. Malavazos

Carol J. Malavazos
Carol J. Malavazos

Alex J. Malavazos

STATE OF NEVADA
COUNTY OF Carson City

} ss:

This instrument was acknowledged before me on _____
by Gregory A. Malavazos and Carol J. Malavazos and Alex J. Malavazos

[Signature]
NOTARY PUBLIC

[Signature]
7/1
4/23/16.



Gregory A. Malavazos

Carol J. Malavazos

Alex J. Malavazos

Alex J. Malavazos

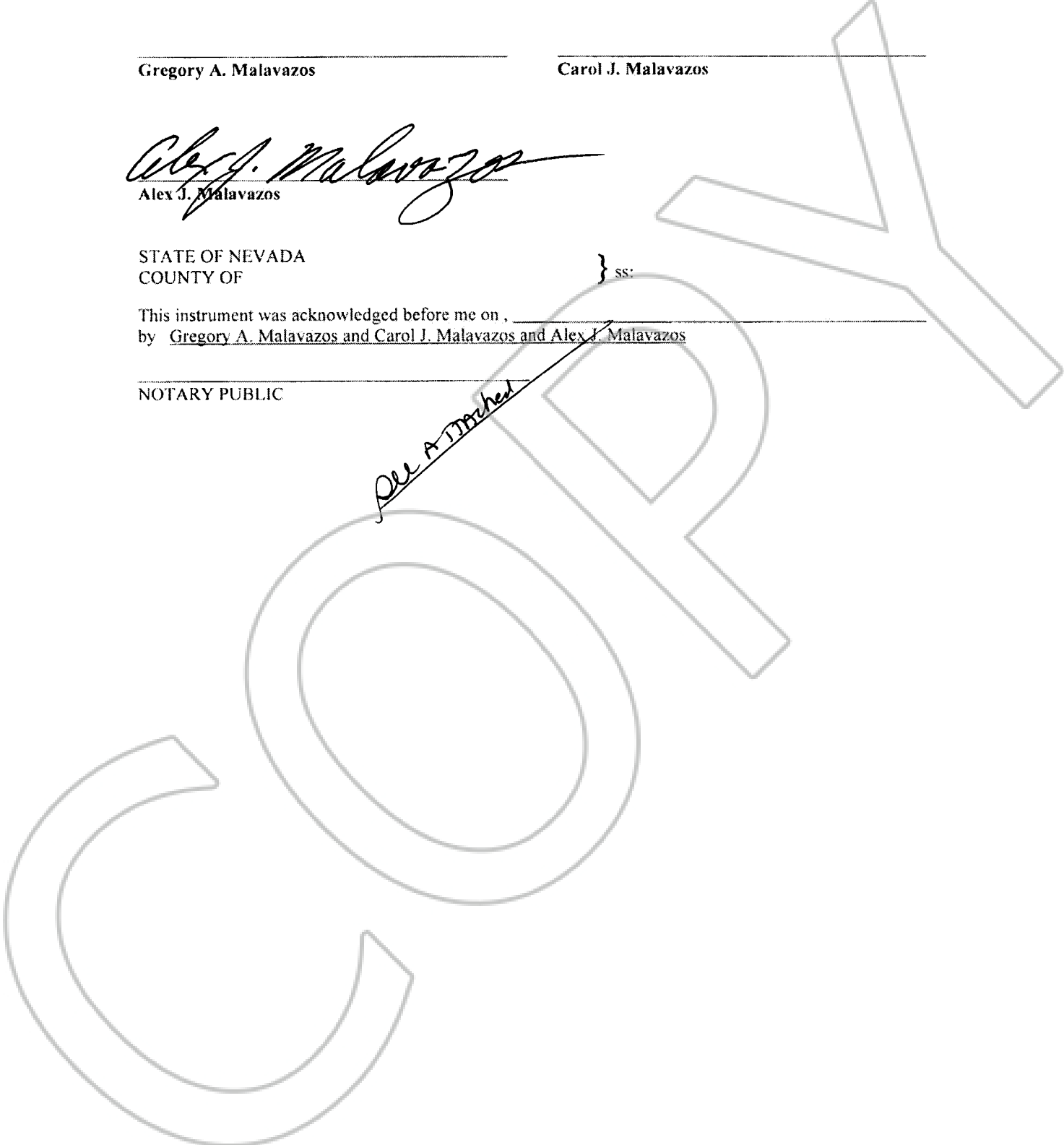
STATE OF NEVADA
COUNTY OF _____

} ss:

This instrument was acknowledged before me on , _____
by Gregory A. Malavazos and Carol J. Malavazos and Alex J. Malavazos

NOTARY PUBLIC

See Attached



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Nevada)

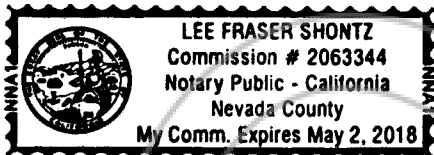
On June 23, 2016 before me, Lee Fraser Shontz, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Alex J. Malavazos
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Handwritten Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Grant, Bargain, Sale Deed Document Date: _____
Number of Pages: _____ Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

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 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

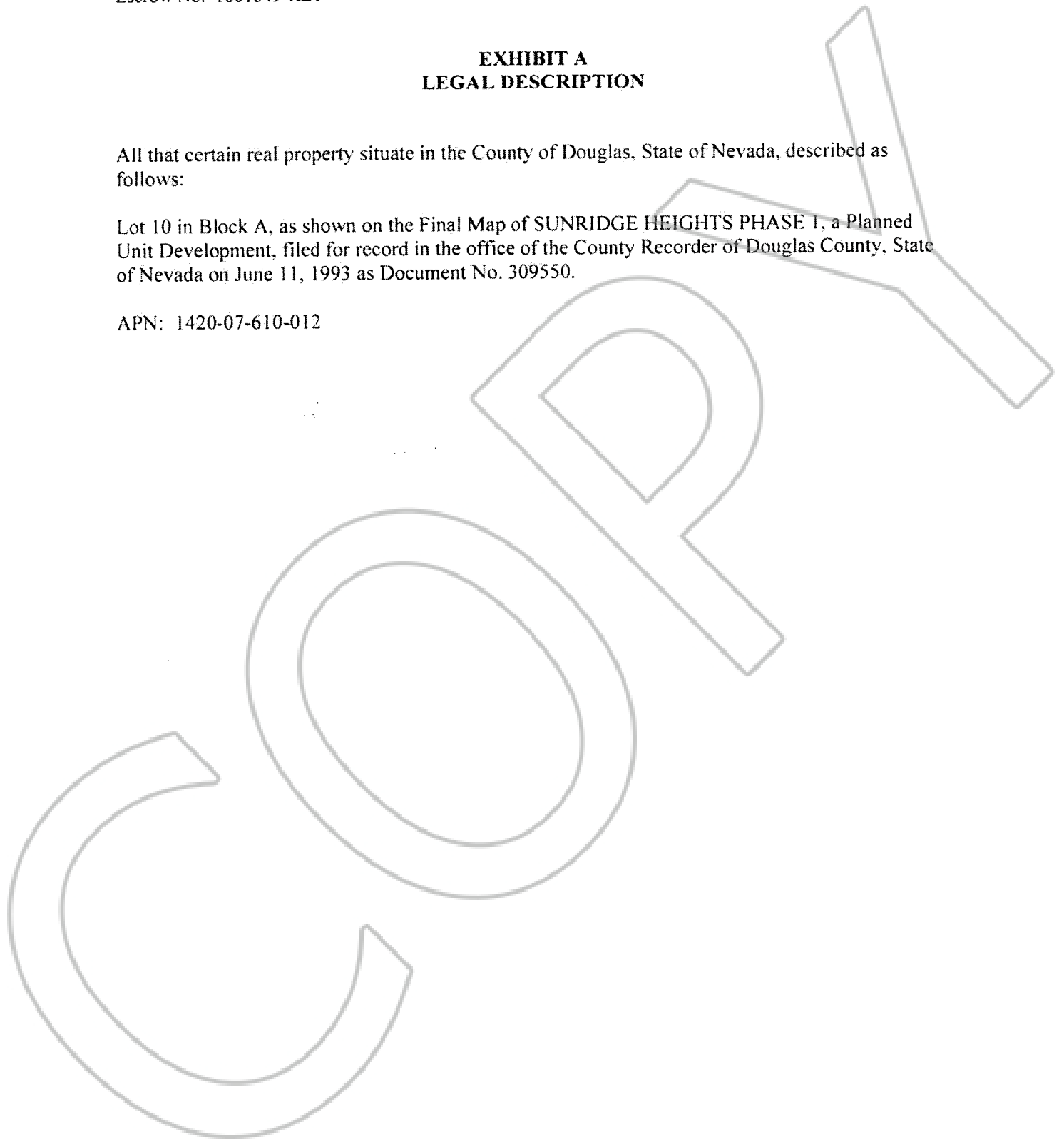
Escrow No. 1601849-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 10 in Block A, as shown on the Final Map of SUNRIDGE HEIGHTS PHASE 1, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County, State of Nevada on June 11, 1993 as Document No. 309550.

APN: 1420-07-610-012



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1420-07-610-012
b)
c)
d)

2. Type of Property:

- a) [] Vacant Land b) [x] 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
Book Page
Date of Recording:
Notes:

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$241,000.00
Transfer Tax Value \$241,000.00
Real Property Transfer Tax Due: \$939.90

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 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 Capacity Agent
Signature Capacity

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)
Print Name: Gregory A. Malavazos + Alex J. Malavazos
Address: 3537 Sivlerado Drive
Carson City, NV 89705
City, State, Zip

(REQUIRED)
Print Name: Roberto C. Hernandez Hernandez + Jesabel Jauregui
Address: 3578 Hartree
Carson City, NV
City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1601849-RLT
Address: 1483 Highway 395 N, Suite B
City, State, Zip: Gardnerville, NV 89410