

DOUGLAS COUNTY, NV
RPTT:\$1423.50 Rec:\$15.00
\$1,438.50 Pgs=2
TICOR TITLE - CARSON
KAREN ELLISON, RECORDER

2016-885139

07/28/2016 02:38 PM

WHEN RECORDED MAIL TO:
Timothy J. Wells
1073 East Valley Road
Gardnerville, NV 89410

MAIL TAX STATEMENTS TO:
Timothy J. Wells
1073 East Valley Road
Gardnerville, NV 89410

Escrow No. 1602458-DKD

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.: 1220-12-310-002
R.P.T.T. \$1,423.50

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Donna S. Bournazian, Trustee of The Donna S. Bournazian Revocable Trust dated October 2, 2007, who acquired title as Donna S. Bournazian Revocable Trust dated October 2, 2007

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Timothy J. Wells and Felicia A. Wells, husband and wife as joint tenants with right of survivorship

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

Lot 1, as shown on the map of PINENUT SUBDIVISION, UNIT NO. 1, filed in the Office of the County Recorder of Douglas County, State of Nevada, on June 11, 1963, under File No. 22783.

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

Signature and notary acknowledgement on page two.

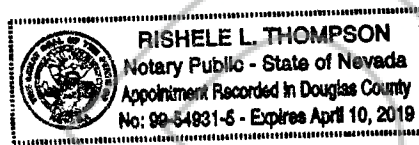
Donna S. Bournazian Revocable Trust dated
October 2, 2007

Donna S. Bournazian Trustee
Donna S. Bournazian, Trustee

STATE OF NEVADA
COUNTY OF CARSON CITY

This instrument was acknowledged before me on, 7/25/10 } ss:
by Donna S. Bournazian, Trustee

RPH
NOTARY PUBLIC



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1220-12-310-002
- 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 ONLY
 Book _____ Page _____
 Date of Recording: _____
 Notes: _____

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$365,000.00
 \$ _____
 Transfer Tax Value \$365,000.00
 Real Property Transfer Tax Due: \$1,423.50

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 Donna S. Bournazian Capacity grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)
 Print Name: Donna S. Bournazian
Revocable Trust dated October 2, 2007
 Address: 1073 East Valley Road
Gardnerville, NV 89410
 City, State, Zip

(REQUIRED)
 Print Name: Timothy J. Wells and Felicia A. Wells
 Address: Po Box 935
Action, CA 93520
 City, State Zip

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

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1602458-DKD
 Address: 307 W. Winnie Lane Suite #1
 City, State, Zip: Carson City, NV 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED