

A.P.N.: 1220-21-710-082

File No: 143-2507803 (SC)

R.P.T.T.: \$-0- #5

When Recorded Mail To: Mail Tax Statements To:

Telsche Hipple

1635 Nawsue Ln.

Minden, NV 89423

GRANT, BARGAIN and SALE DEED

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

Lance Hipple, spouse of grantee herein

do(es) hereby GRANT, BARGAIN and SELL to

Telsche Hipple, a married woman, as her sole and separate property

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

LOT 551, AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 7, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MARCH 27, 1974, IN BOOK 384, PAGE 676, AS DOCUMENT NO. 72456.

Subject to

THIS DEED IS GIVEN TO DIVEST ANY COMMUNITY PROPERTY INTEREST MAY HAVE IN THE ABOVE DESCRIBED REAL PROPERTY BY REASON OF HIS/HER MARRIAGE TO .

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: 08/18/2016

Lance Hipple

Lance Hipple

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

This instrument was acknowledged before me on
8/24/16 by
Lance Hipple

Suzanne Cheechov
Notary Public

(My commission expires: 5/12/2019)



COPY

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-21-710-082
- 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: _____

\$-0-

b) Deed in Lieu of Foreclosure Only (value of _____)

(\$-0-)

c) Transfer Tax Value: _____

\$-0-

d) Real Property Transfer Tax Due _____

\$-0-

4. **If Exemption Claimed:**

a. Transfer Tax Exemption, per 375.090, Section: _____

5

b. Explain reason for exemption: from spouse to spouse without consideration

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: Lance Hipple

Capacity: Grantor

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Lance Hipple

Address: 1635 Nansue Lane

City: Minden

State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Telsche Hipple

Address: 1635 Nansue LN

City: Minden

State: NV Zip: 89423

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

First American Title Insurance

Print Name: Company

File Number: 143-2507803 SC/SC

Address: 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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