

DOUGLAS COUNTY, NV **2016-890749**
RPTT:\$1452.75 Rec:\$16.00
\$1,468.75 Pgs=3 11/16/2016 01:45 PM
TICOR TITLE - CARSON
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:

John A Ruffo
Joanna Ruffo
1130 Country Club Drive
Minden, NV 89423

MAIL TAX STATEMENTS TO:

Same as above

Escrow No. 1605511-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.: 1420-29-710-012
R.P.T.T. \$1,452.75

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Robert J. Espinola and Sandra L. Espinola, Trustees of the Espinola Family Trust dated Ocotber 15,1991 as to an undivided 56% interest; Clayton Frick and Joanne D. Frick, husband and wife as community property with right of survivorship, an undivided 44% interest

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to John A Ruffo and Joanna Ruffo, 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 67, in Block G, as shown on the final map 98-045-3 of SARATOGA SPRINGS ESTATES UNIT NO. III, planned unit development recorded in the office of the County Recorder of Douglas County, Nevada, on June 23, 1998 in Book 698, Page 5063, as Document No. 442616.

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

The Espinola Family Trust

Robert J. Espinola
Robert J. Espinola, Trustee

Sandra L. Espinola
Sandra L. Espinola, Trustee

Clayton Frick
Clayton Frick

Joanne D. Frick
Joanne D. Frick

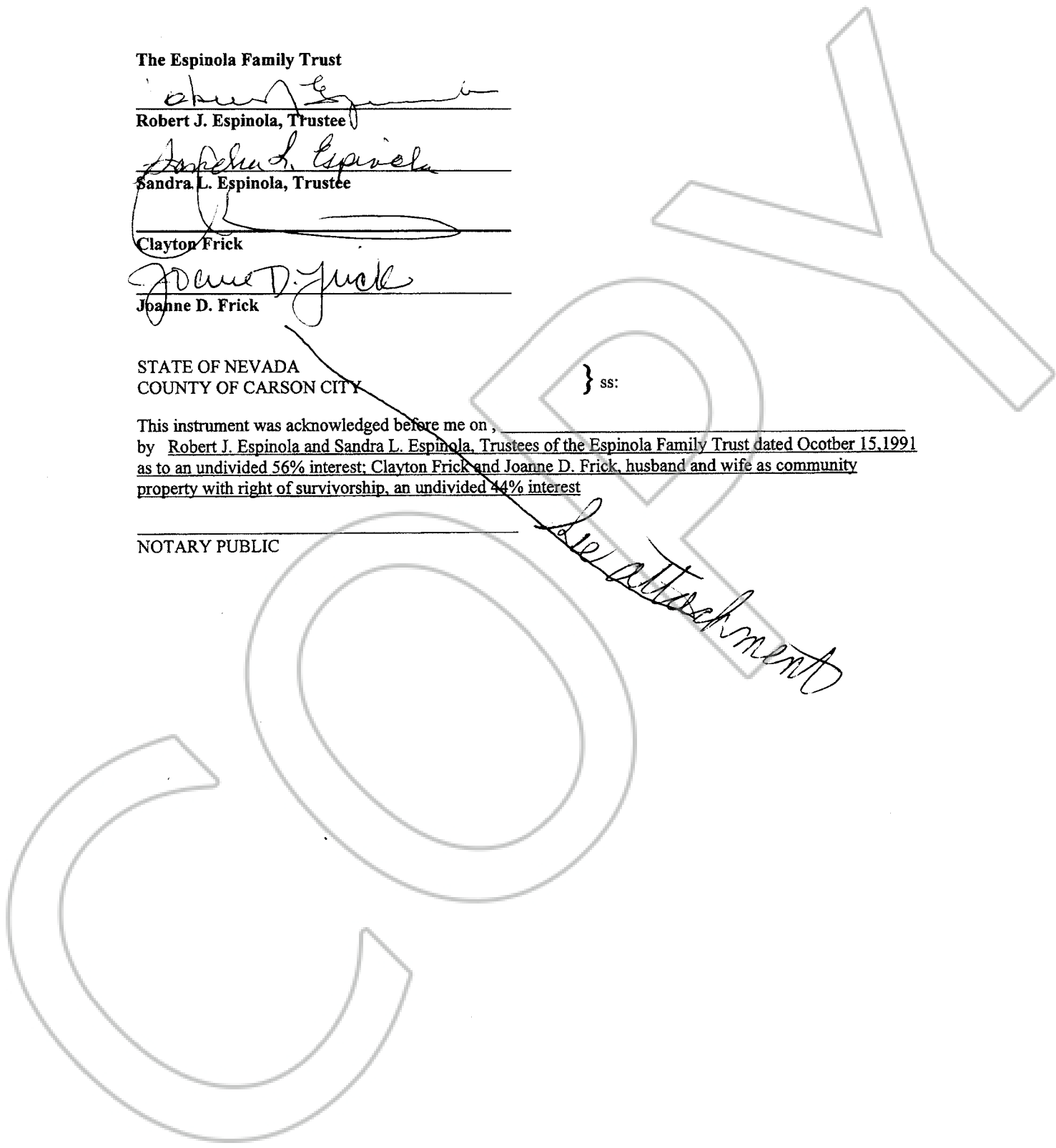
STATE OF NEVADA
COUNTY OF CARSON CITY

} ss:

This instrument was acknowledged before me on ,
by Robert J. Espinola and Sandra L. Espinola, Trustees of the Espinola Family Trust dated October 15, 1991
as to an undivided 56% interest; Clayton Frick and Joanne D. Frick, husband and wife as community
property with right of survivorship, an undivided 44% interest

NOTARY PUBLIC

See attachment



ACKNOWLEDGMENT

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 Santa Barbara

On Nov 10, 2016 before me, G R Potter, Notary Public

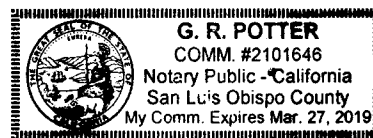
A Notary Public personally appeared Robert J. Espinola; Sandra L. Espinola; Clayton Frick; Joanne D. Frick

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 G R Potter



(Seal)

STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)
 a) 1420-29-710-012
 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: \$372,500.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$372,500.00
 Real Property Transfer Tax Due: \$1,452.75

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: [Signature] Capacity Grantor
 Signature: [Signature] Capacity Grantor

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Robert J. Espinola and Sandra L. Espinola, Trustees of the Espinola Family Trust dated October 15, 1991 as to an undivided 56% interest; Clayton Frick and Joanne D. Frick, husband and wife as community property with right of survivorship, an undivided 44% interest

Print Name: John A Ruffo & Joanna Ruffo

Address: 1986 Prell Rd
Santa Maria, CA 93454
 City, State, Zip

Address: 1130 Country Club Dr
Rendon, NV 89423
 City, State Zip

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

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1605511-DKD
 Address: 307 W. Winnie Lane Suite #1
 City, State, Zip: Carson City, NV 89703