

A.P.N.: 1420-08-412-005
File No: 143-2512213 (SC)
R.P.T.T.: \$963.30

DOUGLAS COUNTY, NV
RPTT:\$963.30 Rec:\$15.00
\$978.30 Pgs=2 11/29/2016 03:13 PM
2016-891336
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER

When Recorded Mail To: Mail Tax Statements To:
Matt Mattson
988 Ranchview Circle
Carson City, NV 89705

GRANT, BARGAIN and SALE DEED

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

Shane Tobin, a married man as his sole and separate property

do(es) hereby *GRANT, BARGAIN and SELL* to

Matt Mattson, an unmarried man and Mark Mattson, a married man as his sole and separate property together as joint tenants with right of survivorship

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

LOT 34, IN BLOCK O, AS SET FORTH ON THAT CERTAIN FINAL MAP OF SUNRIDGE HEIGHTS, PHASES 7B AND 9, A PLANNED UNIT DEVELOPMENT, RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON SEPTEMBER 5, 1995 IN BOOK 995, PAGE 410, AS DOCUMENT NO. 369825, AND BY CERTIFICATE OF AMENDMENT RECORDED AUGUST 14, 1996, IN BOOK 896, PAGE 2588, AS DOCUMENT NO. 394289.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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: 10/14/2016

5/27/16

Shane Tobin

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

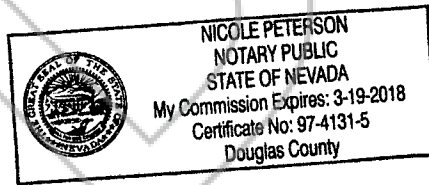
This instrument was acknowledged before me on

5/27/16 by
Shane Tobin

[Signature]

Notary Public

(My commission expires: 3/19/18)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 11/09/2016 under Escrow No. 143-2512213

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1420-08-412-005
 b) _____
 c) _____
 d) _____

2. Type of Property
 a) Vacant Land b) Single Fam.
 c) Condo/Twnh d) 2-4 Plex
 e) Apt. Bldg. f) Comm'l/Ind'l
 g) Agricultural h) Mobile Home
 i) Other _____

FOR RECORDERS OPTIONAL	
Boo _____	Page: _____
Date of _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$247,000.00
 b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
 c) Transfer Tax Value: \$247,000.00
 d) Real Property Transfer Tax Due \$963.30

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption, per 375.090, _____
 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: *Shane Tobin*
 Signature: _____

Capacity: *Grantor*
 Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Shane Tobin
 Address: 1691 Cheyenne Cir
 City: Minden
 State: NV Zip: 89423

Print Name: Mark James Mattson
 Address: 988 Ranchview Circle
 City: Carson City
 State: NV Zip: 89705

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

Print Name: First American Title Insurance Company
 Address: 1663 US Highway 395, Suite 101
 City: Minden

File Number: 143-2512213 SC/ SC
 State: NV Zip: 89423

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