

A.P.N.: 1220-15-310-040
File No: 143-2512693 (SC)
R.P.T.T.: \$1,134.90

When Recorded Mail To: Mail Tax Statements To:
Chad Wilson and Tanya Wilson
1680 Hekpa Dr
South Lake Tahoe , CA 96150

GRANT, BARGAIN and SALE DEED

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

Angela L. Barosso and Julian C. Brandon, wife and husband as community property and to the heirs and assigns

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

Chad Wilson and Tanya Wilson, husband and wife as joint tenants with right of survivorship

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

LOT 8, IN BLOCK L, AS SAID LOT AND BLOCK ARE SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 4, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON APRIL 10, 1967, IN MAP BOOK 1, PAGE 055, FILING NO. 35914.

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.

The grantor herein makes this deed for the purpose of relinquishing any and all spousal community or homestead interest to said property and to establish that said property is to be the sole and separate property of the grantee herein.

Angela L. Barosso

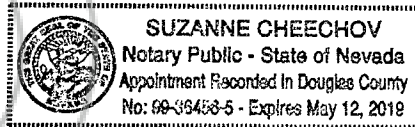
Angela L. Barosso

Julian C. Brandon

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

This instrument was acknowledged before me on 12-20-16 by **Angela L. Barosso and Julian C. Brandon.**

Suzanne Cheechov
Notary Public
(My commission expires: 5-12-2019)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **October 25, 2016** under Escrow No. **143-2512693**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-15-310-040
- 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: \$291,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$291,000.00
- d) Real Property Transfer Tax Due \$1,134.90

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: [Signature]
Signature: _____

Capacity: Grantor
Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)
Angela L. Barosso and Julian C.
Print Name: Brandon
Address: 1522 Santa Barbara St.
City: Ventura
State: CA Zip: 93001

(REQUIRED)
Chad Wilson and Tanya
Print Name: Wilson
Address: 1680 Hekpa Dr
City: South Lake Tahoe
State: CA Zip: 96150

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

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

File Number: 143-2512693 SC/ SC
State: NV Zip: 89423

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