

DOUGLAS COUNTY, NV

2017-894665

RPTT:\$0.00 Rec:\$16.00

\$16.00 Pgs=3

02/13/2017 01:52 PM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

E03

WHEN RECORDED MAIL TO:

Hugh W. Fenwick

PO Box 3271

Starkline, NV 89449

MAIL TAX STATEMENTS TO:

Hugh W. Fenwick

Same as above

Escrow No. 1606627-RLT

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.: 1319-30-621-002

SPACE ABOVE FOR RECORDER'S USE ONLY

R.P.T.T. \$ 0.00

**GRANT, BARGAIN, SALE DEED**

**THIS INDENTURE WITNESSETH:** That Karin Franck and Hugh W. Fenwick, Husband and Wife, as joint tenants

**FOR A VALUABLE CONSIDERATION,** receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Hugh W. Fenwick and Karon Usach Franck, Husband and Wife, as joint tenants

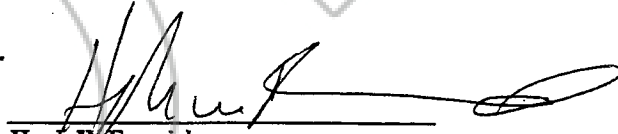
all that real property situated in the County of Douglas, State of Nevada, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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

Signature and notary acknowledgement on page two.

  
Karin Franck

  
Hugh W Fenwick

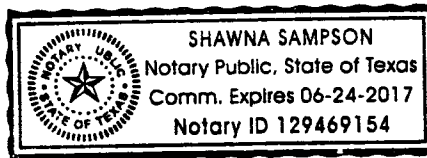
STATE OF NEVADA  
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on , 2/7/17  
by Hugh W Fenwick

  
NOTARY PUBLIC

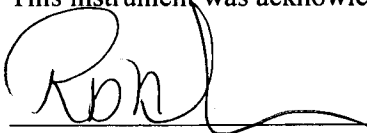
This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed dated date of document under escrow No. 01606627.



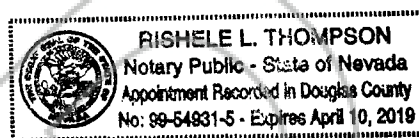
STATE OF NEVADA  
COUNTY OF DOUGLAS

} SS:

This instrument was acknowledged before me on 2-8-17 , by Karin Franck.

  
\_\_\_\_\_  
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain name of document dated date of document under escrow No. **01606627**.



COOPER

Escrow No. 1606627-RLT

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Unit B as set forth on the Condominium Map of Lot 22, TAHOE VILLAGE NO. 2, recorded August 21, 1978, as Document No. 24380, Official Records of Douglas County, State of Nevada.

TOGETHER WITH an undivided 1/6 interest in and to the Common Area as designated on the Condominium Map of Lot 22, TAHOE VILLAGE NO. 2, recorded August 21, 1978, as Document No. 24380, Official Records of Douglas County, State of Nevada.

APN: 1319-30-621-002

STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1319-30-621-002
- 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) \$ 0  
 Transfer Tax Value \$ \_\_\_\_\_  
 Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section 3
- b. Explain Reason for Exemption: Deed being recorded to correct vesting names of owners, all owners remain same

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 \_\_\_\_\_ Capacity Agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)  
 Print Name: Karen Franck + Hugh W Fenwick  
 Address: PO Box 3271  
Stateline, NV 89449  
 City, State, Zip

(REQUIRED)  
 Print Name: Hugh W. Fenwick + Karen Usach Franck  
 Address: PO BOX 3271  
Stateline, NV 89449  
 City, State Zip

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

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1606627-RLT  
 Address: 1483 Highway 395 N, Suite B  
 City, State, Zip: Gardnerville, NV 89410