

A.P.N.: 1420-35-411-016
File No: 12142-2515285 (JF)
R.P.T.T.: \$-0-

When Recorded Mail To: Mail Tax Statements To:
Karen M. Mason
1692 Chiquita Circle
Minden, NV 89423

GRANT, BARGAIN and SALE DEED

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

Randall G. Mason, spouse of the grantee herein

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

Karen M. Mason, 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 82, IN BLOCK A, AS SET FORTH ON THE FINAL SUBDIVISION MAP FSM #94-04-02 FOR SKYLINE RANCH PHASE 2 FILED FOR RECORD WITH THE DOUGLAS COUNTY RECORDER ON JUNE 18, 2003, IN BOOK 0603, OF OFFICIAL RECORDS, PAGE 9143 AS DOCUMENT NO. 0580419, AND AS AMENDED BY THAT CERTAIN CERTIFICATE OF AMENDMENT RECORDED JANUARY 08, 2008 IN BOOK 108, PAGE 1564 AS INSTRUMENT NO. 715922 OF OFFICIAL RECORDS.

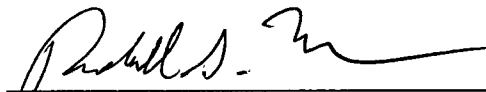
Subject to

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.

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

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: 02/15/2017


Randall G. Mason

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)SS
COUNTY OF MARIN)

On 2/16/17, before me, STACEY RITZENBERG, Notary Public, personally appeared RANDALL G. MASON, 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





This area for official notarial seal

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1420-35-411-016
- 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: \$0.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$0.00
- d) Real Property Transfer Tax Due \$0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: 5
- b. Explain reason for exemption: Divesting community property interest; no 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: _____

Capacity: Grantee

Signature: _____

Capacity: GRANTOR

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Randall G. Mason

Print Name: Karen M. Mason

Address: 30 Corte Sereno

Address: 1692 Chiquita Circle

City: Greenbrae

City: Minden

State: CA Zip: 94904

State: NV Zip: 89423

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

First American Title Insurance

Print Name: Company

File Number: 12142-2515285 JF/ JF

Address: 4620 S. Carson Street, Suite 5

City: Carson City

State: NV Zip: 89701

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