

A.P.N.: 1319-30-520-004
File No: 141-2517201 (MK)
R.P.T.T.: \$1,014.00

When Recorded Mail To: Mail Tax Statements To:
Sean O. Schickedanz
P.O. Box 8
Stateline, NV 89449

GRANT, BARGAIN and SALE DEED

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

Earsei Hinoki, a single person and George Hinoki, a single person, as joint tenants

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

Sean O. Schickedanz, an unmarried man

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

PARCEL I

UNIT 4, AS SET FORTH ON THAT CONDOMINIUM MAP OF LOT 51, 6TH AMENDED MAP OF TAHOE VILLAGE UNIT NO. 1, RECORDED MAY 25, 1982, IN BOOK 582 AT PAGE 1325, DOUGLAS COUNTY, NEVADA, AS DOCUMENT NO. 68043, SAID MAP BEING A CONDOMINIUM MAP OF LOT 51, TAHOE VILLAGE UNIT NO. 1, AN AMENDED MAP OF ALPINE VILLAGE UNIT NO. 1, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON DECEMBER 7, 1971, AS DOCUMENT NO. 55769.

PARCEL II

TOGETHER WITH AN UNDIVIDED 1/30TH INTEREST IN THE COMMON AREA AS SET FORTH ON SAID CONDOMINIUM MAP.

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.

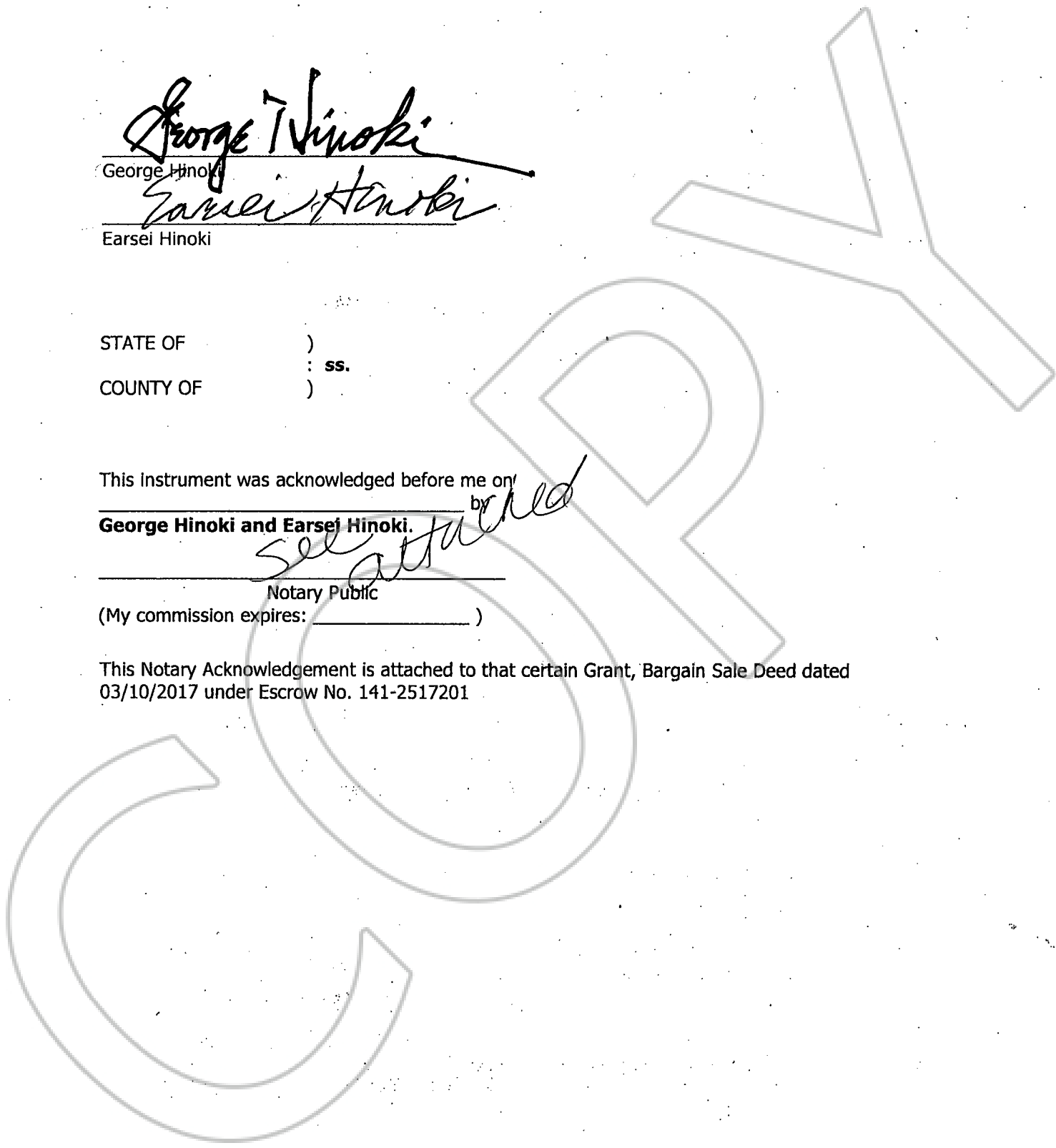
George Hinoki
George Hinoki
Earsei Hinoki
Earsei Hinoki

STATE OF)
) **ss.**
COUNTY OF)

This Instrument was acknowledged before me on _____
by George Hinoki and Earsei Hinoki.
See attached

Notary Public
(My commission expires: _____)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 03/10/2017 under Escrow No. 141-2517201



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 Clara

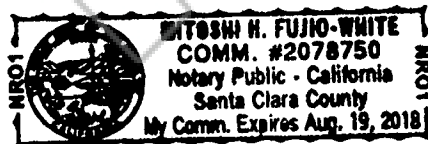
On March 15, 2017 before me, Mitoshi H. Fujio-White, notary public,
(insert name and title of the officer)

personally appeared George Hinoki and Earsei Hinoki
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  (Seal)



Document Description: Grant, Bargain and Sale Deed

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1319-30-520-004
- 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: \$260,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$260,000.00
- d) Real Property Transfer Tax Due \$ 1,014.00

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]

Capacity: agent

Signature: _____

Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: George Hinoki

Print Name: Sean O. Schickedanz

Address: 724 N First Street

Address: P.O. Box 8

City: San Jose

City: Stateline

State: CA Zip: 95112

State: NV Zip: 89449

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

First American Title Insurance

Print Name: Company

File Number: 141-2517201 NMP/ mk

Address: P.O. Box 645

City: Zephyr Cove

State: NV Zip: 89448

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