

DOUGLAS COUNTY, NV **2017-897075**  
RPTT:\$2297.10 Rec:\$16.00  
\$2,313.10 Pgs=3 **04/10/2017 03:40 PM**  
TICOR TITLE - GARDNERVILLE  
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:  
RAYMOND G FREDRICKSON  
1145 Colorado Court  
Gardnerville, NV 89460

MAIL TAX STATEMENTS TO:  
RAYMOND G FREDRICKSON

Escrow No. 1700842-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.: 1220-17-710-010  
R.P.T.T. \$2,297.10

SPACE ABOVE FOR RECORDER'S USE ONLY

### **GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That Lewis Richard Silvera and Jacqueline Sue Silvera, 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 RAYMOND G FREDRICKSON , a single man

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.

*Lewis Richard Silvera*  
Lewis Richard Silvera

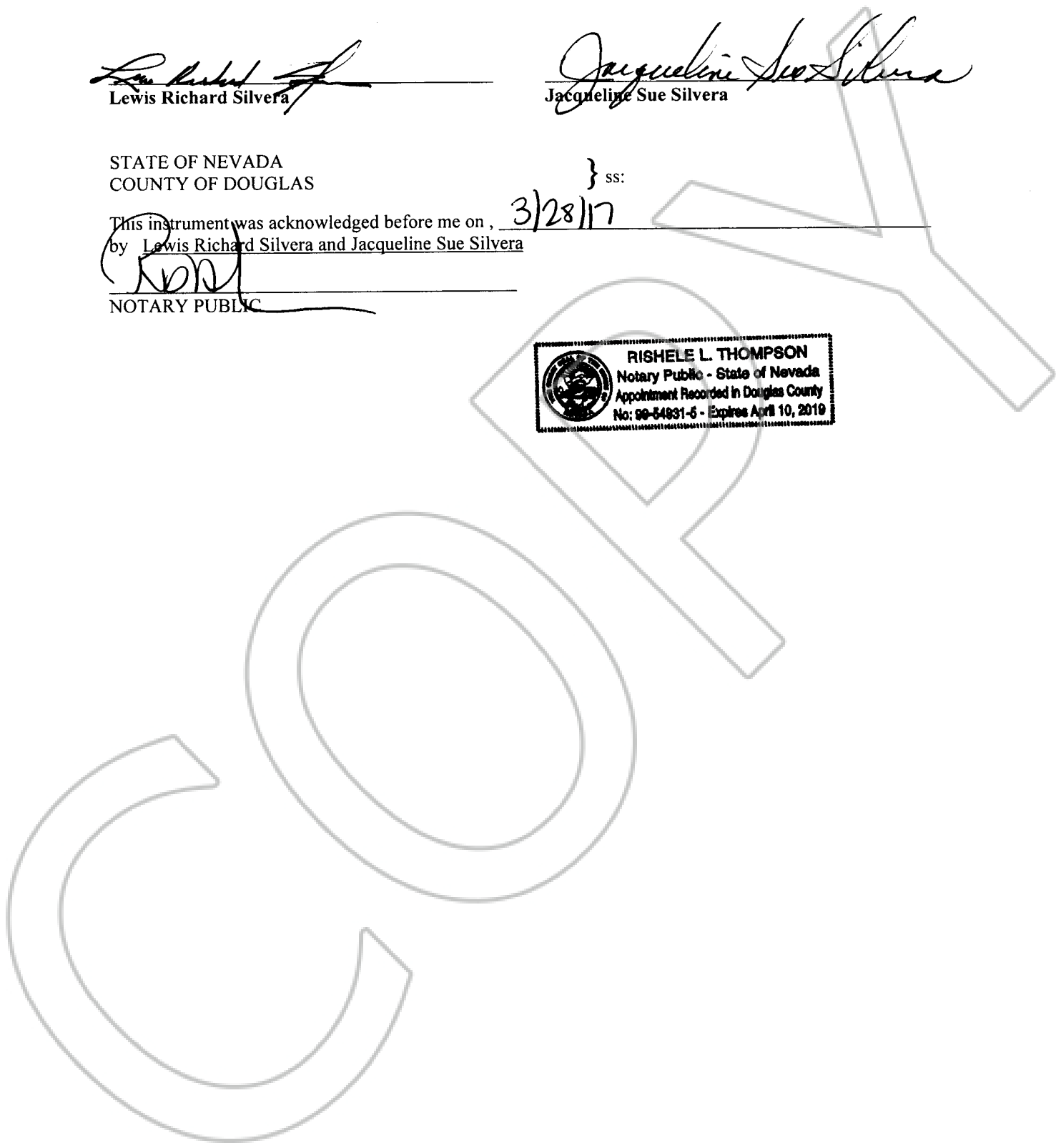
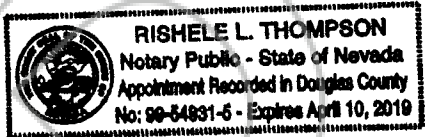
*Jacqueline Sue Silvera*  
Jacqueline Sue Silvera

STATE OF NEVADA  
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on, 3/28/17  
by Lewis Richard Silvera and Jacqueline Sue Silvera

*[Signature]*  
NOTARY PUBLIC



Escrow No. 1700842-RLT

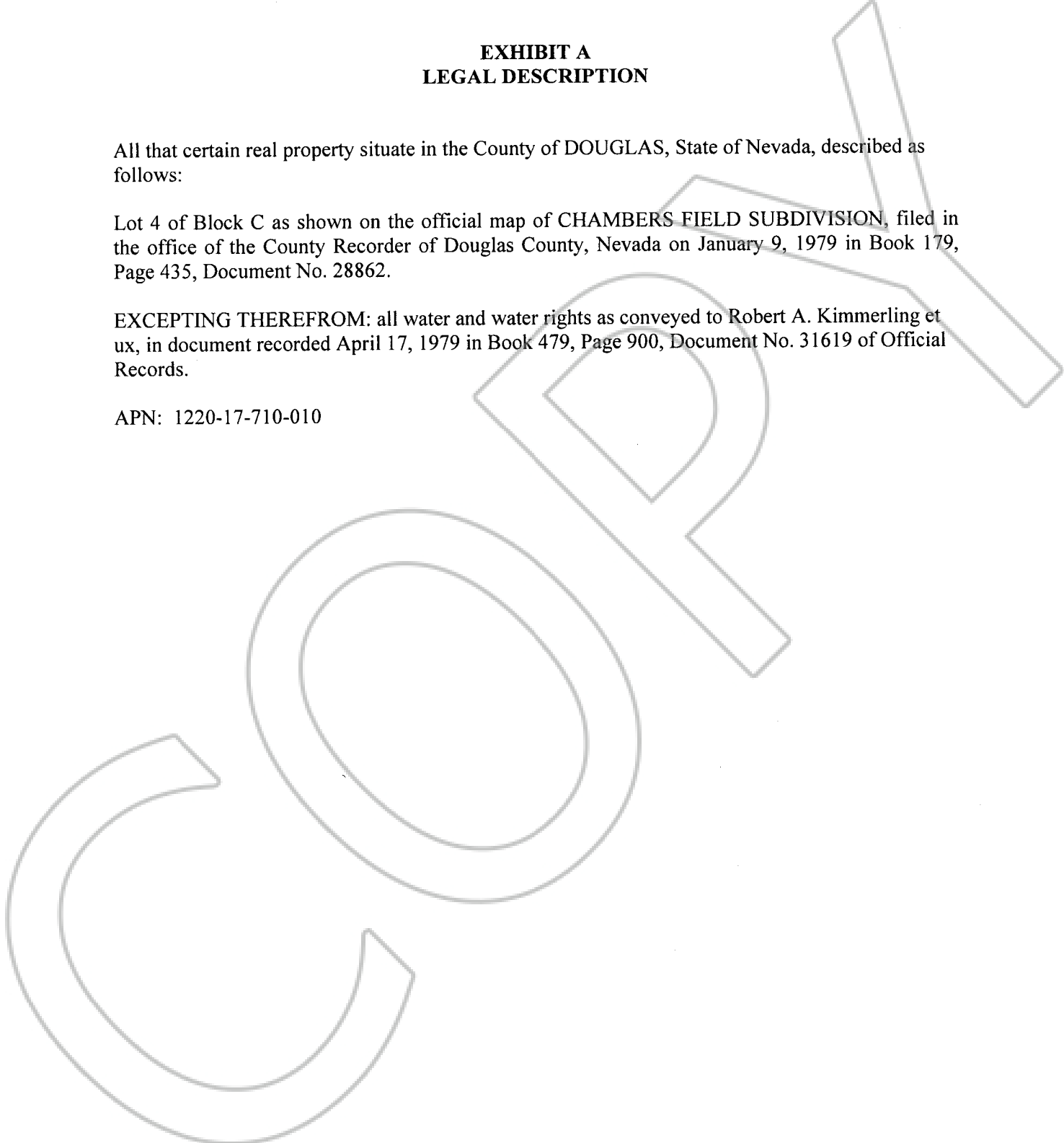
**EXHIBIT A  
LEGAL DESCRIPTION**

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

Lot 4 of Block C as shown on the official map of CHAMBERS FIELD SUBDIVISION, filed in the office of the County Recorder of Douglas County, Nevada on January 9, 1979 in Book 179, Page 435, Document No. 28862.

EXCEPTING THEREFROM: all water and water rights as conveyed to Robert A. Kimmerling et ux, in document recorded April 17, 1979 in Book 479, Page 900, Document No. 31619 of Official Records.

APN: 1220-17-710-010



**STATE OF NEVADA-DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 1220-17-710-010
- 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) \$589,000.00  
 \$ \_\_\_\_\_ )  
 Transfer Tax Value \$589,000.00  
 Real Property Transfer Tax Due: \$2,297.10

**4. If Exemption Claimed**

- a. Transfer Tax Exemption, per NRS 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 *Jacqueline Sue Silvera* Capacity grantor  
 Signature *Raymond G Fredrickson* Capacity grantor

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

(REQUIRED)

Print Name: Lewis Richard Silvera Jacqueline Sue Silvera

Print Name: RAYMOND G FREDRICKSON

Address: 70 BOX 1180  
WINDEN, NV 89423  
 City, State, Zip

Address: 1145 Colorado Ct  
GARDNERVILLE, NV  
89460-7536  
 City, State Zip

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

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1700842-RLT  
 Address: 1483 Highway 395 N, Suite B  
 City, State, Zip: Gardnerville, NV 89410