

A.P.N.: 1319-03-710-034
File No: 143-2519543 (mk)
R.P.T.T.: \$2,691.00

When Recorded Mail To: Mail Tax Statements To:
Daniel Bunn and Jennifer Bunn
PO BOX 44
Genoa, NV 89411

GRANT, BARGAIN and SALE DEED

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

William B. Nelson and Patricia M. Nelson, Trustees of The Neslon Family Trust Dated
February 12, 1996

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

Daniel Bunn and Jennifer Bunn, husband and wife as joint tenants

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

**LOT 16, BLOCK C, AS SET FORTH ON THE FINAL MAP OF GENOA LAKES, PHASE I,
PLANNED UNIT DEVELOPMENT, FILED IN THE OFFICE OF THE COUNTY RECORDER OF
DOUGLAS COUNTY, NEVADA ON MARCH 16, 1993, IN BOOK 393, AT PAGE 3260, AS
DOCUMENT NO. 302137, 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.

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: 04/11/2017

William B. Nelson and Patricia M. Nelson,
Trustees of The Nelson Family Trust dated
February 12, 1996

William B. Nelson Trustee

William B. Nelson, Trustee

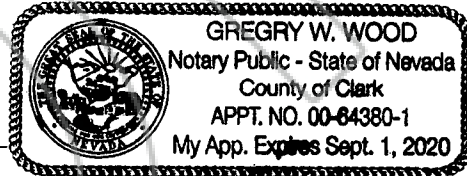
Patricia M. Nelson Trustee

Patricia M. Nelson, Trustee

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

This instrument was acknowledged before me on
APR. 22, 2017 by
William B. Nelson and Patricia M. Nelson,
Trustees of The Nelson Family Trust.

Gregory W. Wood
Notary Public
(My commission expires: SEP. 1, 2020)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
04/19/2017 under Escrow No. 143-2519543

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1319-03-710-034
- 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: \$690,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$690,000.00
- d) Real Property Transfer Tax Due \$2,691.00

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: *M. Nelson*

Capacity: *agent*

Signature: _____

Capacity: _____

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

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

Print Name: William B. Nelson and Patricia M. Nelson, Trustees of The Nelson Family Trust

Print Name: Daniel Bunn and Jennifer Bunn

Address: 34 Via Siena Place

Address: PO BOX 44

City: Henderson

City: Genoa

State: NV Zip: 89011

State: NV Zip: 89411

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

Print Name: First American Title Insurance Company

File Number: 143-2519543 mk/ mk

Address: 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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