

A.P.N.: 1220-15-110-084
File No: 141-2520263 (JL)
R.P.T.T.: \$1,306.50

When Recorded Mail To: Mail Tax Statements To:
Richard A. Hiser, Jr.
960 Dresslerville Road
Gardnerville, NV 89460

GRANT, BARGAIN and SALE DEED

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

Gene E. Smith, an unmarried man

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

Richard A. Hiser, Jr. , an unmarried man

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


LOT 12 AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 2 FILED IN THE OFFICE OF THE COUNTY RECORDER FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA, ON JUNE 1, 1965 IN BOOK 1 OF MAPS, AS FILING NO. 28309, AND AMENDED TITLE SHEET JUNE 4, 1965 AS FILING NO. 28377.

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: 05/23/2017


Gene E. Smith

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

This instrument was acknowledged before me on _____ by **Gene E. Smith.**

Notary Public
(My commission expires: _____)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **May 23, 2017** under Escrow No. **141-2520263**.

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 ~~Fresno~~ LOS ANGELES

On MAY 25, 2017 before me, SAM SOO KIM, NOTARY PUBLIC, personally appeared GENE E SMITH - II 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)



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1220-15-110-084
 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'/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: \$335,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$335,000.00
 d) Real Property Transfer Tax Due \$1,306.50

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: _____
 Capacity: _____

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

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

Print Name: Gene E. Smith
 Address: 9560 Amoret Dr
 City: Tunjunga
 State: CA Zip: 91042

Print Name: Richard Hiser
 Address: 960 Dresslerville Road
 City: Gardnerville
 State: NV Zip: 89460

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

First American Title Insurance
 Print Name: Company
 Address P.O. Box 645
 City: Zephyr Cove

File Number: 141-2520263 JL/ JL
 State: NV Zip: 89448

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