

DOUGLAS COUNTY, NV  
RPTT:\$807.30 Rec:\$16.00  
\$823.30 Pgs=3  
06/12/2017 12:17 PM  
FIRST CENTENNIAL - RENO (MAIN OFFICE)  
KAREN ELLISON, RECORDER

APN: 1319-19-717-013

Escrow No. 00227670 - 016 - 17  
RPTT 807.30  
When Recorded Return to:  
Sara Dawn Wylie & Robert Michael Shaw  
1223 Oakwood Avenue  
Gastonia, NC 28052  
Mail Tax Statements to:  
Grantee same as above

SPACE ABOVE FOR RECORDERS USE

**Grant, Bargain, Sale Deed**

For valuable consideration, the receipt of which is hereby acknowledged,  
Richard M. Mansour and Christina F. Mansour, Husband and Wife, as Joint Tenants with  
Right of Survivorship

do(es) hereby Grant, Bargain, Sell and Convey to Sara Dawn Wylie, A single woman and Robert Michael Shaw, an ~~Unmarried~~ <sup>Unmarried</sup> man, as joint  
tenants with right of survivorship


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

See Exhibit A attached hereto and made a part hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereunto  
belonging or in anywise appertaining.

Witness my/our hand(s) this 5<sup>th</sup> day of June, 2017

  
Richard M. Mansour

  
Christina F. Mansour

STATE OF CALIFORNIA  
COUNTY OF ORANGE

This instrument was acknowledged before me on JUNE 5<sup>th</sup>, 2017,  
by Richard M. Mansour and Christina F. Mansour \_\_\_\_\_.

\_\_\_\_\_  
NOTARY PUBLIC

SEE ATTACHED  
ACKNOWLEDGMENT

SPACE BELOW FOR RECORDER

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**CIVIL CODE § 1189**

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 ORANGE )

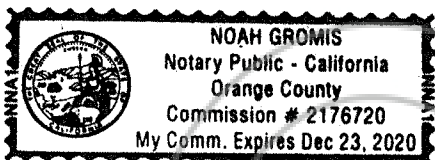
On JUNE 5<sup>th</sup> 2017 before me, NOAH GROMIS, NOTARY PUBLIC  
Date Here Insert Name and Title of the Officer

personally appeared RICHARD M. MANSOUR, AND CHRISTINA F. MANSOUR  
Name(s) of Signer(s)

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 [Handwritten Signature]  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: SALE DEED Document Date: JUNE 5<sup>th</sup> 2017

Number of Pages: 1 Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: RICHARD M. MANSOUR

- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Individual  Attorney in Fact
- Trustee  Guardian or Conservator
- Other: \_\_\_\_\_

Signer Is Representing: SELF

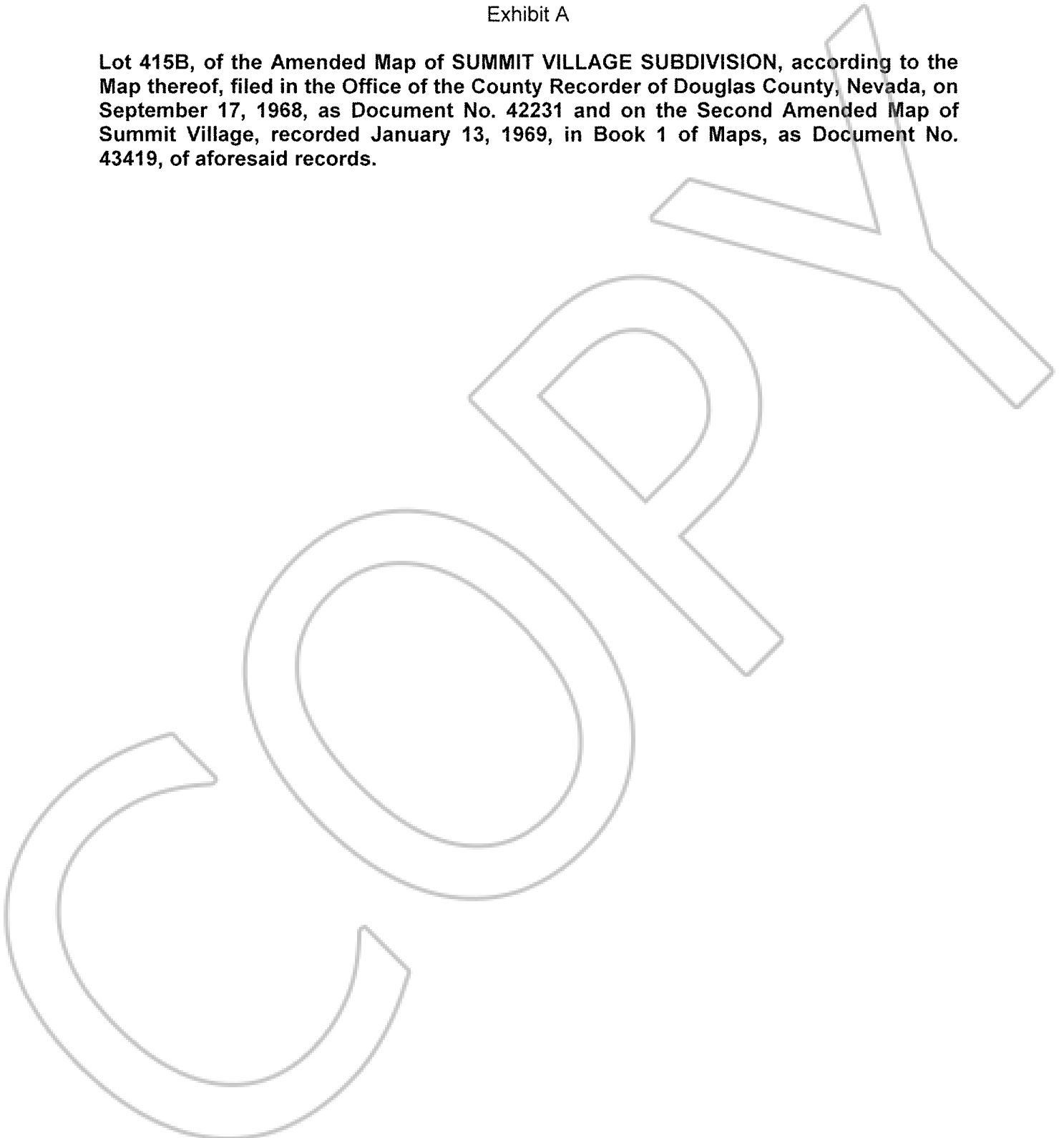
Signer's Name: CHRISTINA F. MANSOUR

- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Individual  Attorney in Fact
- Trustee  Guardian or Conservator
- Other: \_\_\_\_\_

Signer Is Representing: SELF

Exhibit A

Lot 415B, of the Amended Map of SUMMIT VILLAGE SUBDIVISION, according to the Map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on September 17, 1968, as Document No. 42231 and on the Second Amended Map of Summit Village, recorded January 13, 1969, in Book 1 of Maps, as Document No. 43419, of aforesaid records.



SPACE BELOW FOR RECORDER

1. APN: 1319-19-717-013

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	
Document Instrument No.:	
Book:	Page:
Date of Recording:	
Notes:	

STATE OF NEVADA  
DECLARATION OF VALUE

3. Total Value/Sales Price of Property: \$207,000.00  
 Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 Transfer Tax Value: \$207,000.00  
 Real Property Transfer Tax Due: \$ 807.30

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 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.

\*Christina F. Mansour

Signature <i>[Signature]</i>	Capacity grantor
Signature <i>[Signature]</i>	Capacity grantor
<b>SELLER (GRANTOR) INFORMATION</b>	<b>BUYER (GRANTEE) INFORMATION</b>
(Required)	(Required)
Print Name: Richard M. Mansour <i>/et al/</i> and*	Print Name: Sara Dawn Wylie, <i>et al/</i> and Robert Michael Shaw
Address: 25011 Fairtime Circle	Address: 1223 Oakwood Avenue
City/State/Zip: Laguna Niguel, CA 92677	City/State/Zip: Gastonia, <del>CA</del> <u>NC</u> 28052

COMPANY REQUESTING RECORDING

Co. Name: First Centennial Title Company of NV	Escrow # 00227670-016dr
Address: 896 West Nye Lane, Suite 104 Carson City, NV 89703	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)