

DOUGLAS COUNTY, NV
RPTT:\$1462.50 Rec:\$17.00
\$1,479.50 Pgs=4

2017-899824
06/12/2017 02:05 PM

TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Thomas E. Woodard
1223 Lasso Lane
Gardnerville, NV 89410

MAIL TAX STATEMENTS TO:
Thomas E. Woodard

Escrow No. 01702161-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.: 1320-33-211-010
R.P.T.T. \$ *1,462.50*

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Delores Allred, An Unmarried Woman and Joseph Schmidt, an unmarried man, as joint tenants with right of survivorship

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Thomas E. Woodard and Sandra J. Cox, an unmarried woman, as joint tenants with right of survivorship

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.

Delores Alfred
Delores Alfred

Joseph Schmidt
Joseph Schmidt

STATE OF NEVADA
COUNTY OF _____

} ss:

This instrument was acknowledged before me on, _____
by Delores Alfred and Joseph Schmidt

NOTARY PUBLIC

*See attached
CA acknowledgment*



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 INYO

On 7 June 2017 before me, HANNA M. BROWNING ^{Notary Public}
(insert name and title of the officer)

personally appeared DELORES ALLRED and JOSEPH SCHMIDT,
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 *Hanna M. Browning* (Seal)



Escrow No. 1702161-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 161 as shown on the FINAL MAP PLANNED UNIT DEVELOPMENT PD 04-008 THE RANCH AT GARDNERVILLE PHASE IIB, recorded in the office of the Douglas County Recorder, State of Nevada on December 17, 2013 in Book 1213 at Page 2826 as Document No. 835604, of Official Records.

APN: 1320-33-211-010

COPY

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1320-33-211-010
 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. a. Total Value/Sales Price of Property: \$ 375,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 375,000.00
 d. Real Property Transfer Tax Due: \$ 1,462.50

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 Delores Allred Capacity seller/grantor
 Signature Joseph Schmidt Capacity seller/grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Delores Allred and Joseph Schmidt
Delores Allred / Joseph Schmidt
 Address: 1223 Lasso Lane
 City: Gardnerville
 State: Zip: NV 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Thomas E. Woodard and Sandra J. Cox
 Address: 1233 Lasso Lane
 City: Gardnerville
 State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01702161-020-RLT
 Address: 1483 Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED