

DOUGLAS COUNTY, NV
RPTT:\$1181.70 Rec:\$16.00
\$1,197.70 Pgs=3
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

2017-900923

06/30/2017 03:33 PM

WHEN RECORDED MAIL TO:
Laura Ellen Kracke
1087 Conifer Drive
Minden, NV 89423

MAIL TAX STATEMENTS TO:
Laura Ellen Kracke
same as above

Escrow No. 1702520-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.: 1320-29-119-006
R.P.T.T. \$1,181.70

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Thomas C. Casazza and Nancy Casazza, 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 Laura Ellen Kracke , a widow

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.

Thomas C. Casazza
Thomas C. Casazza

Nancy Casazza
Nancy Casazza

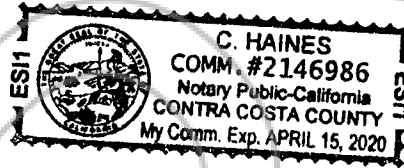
STATE OF California
COUNTY OF Contra Costa

} ss:

June 28, 2017

This instrument was acknowledged before me on,
by Thomas C. Casazza and Nancy Casazza

C. Haines
NOTARY PUBLIC



COPY

Escrow No. 1702520-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

PARCEL 1:

Unit 370, as shown on the Final Map No. 1008-9 for WINHAVEN, Unit No. 9. A PLANNED UNIT DEVELOPMENT, filed for record in the office of the County Recorder of Douglas County, Nevada on July 8, 1999, in Book 799 of Official Records at Page 1253, as Document No. 472099.

PARCEL 2:

A non-exclusive easement for use, enjoyment, ingress and egress over the common area as set forth in Declaration of Covenants Conditions and Restrictions recorded September 28, 1990, in Book 990, Page 4348, as Document No. 235644, Official Records.

APN: 1320-29-119-006

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1320-29-119-006
 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: \$ 303,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 303,000.00
 d. Real Property Transfer Tax Due: \$ 1,181.70

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 Thomas C. Casazza Capacity Grantor
 Signature Nancy Casazza Capacity Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Thomas C. Casazza and Nancy Casazza
 Address: 2900 Sonoma Way
 City: Pinole
 State: CA Zip: 94564

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Laura Ellen Kracke
 Address: 1087 Conifer Drive
 City: Minden
 State: NV Zip: 89403

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01702520-020-RLT
 Address: 1483 Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED