

511

APN: 1420-30-002-006

AFTER RECORDING RETURN TO:  
NEVADA DEPT. OF TRANSPORTATION  
RIGHT-OF-WAY DIVISION  
ATTN: STAFF SPECIALIST, ACQ.  
1263 S. STEWART ST.  
CARSON CITY, NV. 89712

MAIL TAX STATEMENTS TO:  
RIGHT-OF-WAY DIVISION  
1263 S. STEWART ST.  
CARSON CITY, NV 89712

LEGAL DESCRIPTION PREPARED BY:  
ANTHONY WHITTINGTON  
NEVADA DEPT. OF TRANSPORTATION  
RIGHT-OF-WAY DIVISION  
1263 S. STEWART ST.  
CARSON CITY, NV. 89712

Project No.: SI-395-1(029)  
E.A.: 73862  
Parcel: U-395-DO-028.686

124-248775-MLR

DEED

THIS DEED, made this 3<sup>rd</sup> day of July, 2017  
between JOHANNA TOMASEVIC, TRUSTEE OF THE JOHANNA TOMASEVIC TRUST  
DATED NOVEMBER 10, 1999, hereinafter called GRANTOR, and the STATE OF NEVADA,  
acting by and through its Department of Transportation, hereinafter called GRANTEE,

WITNESSETH:

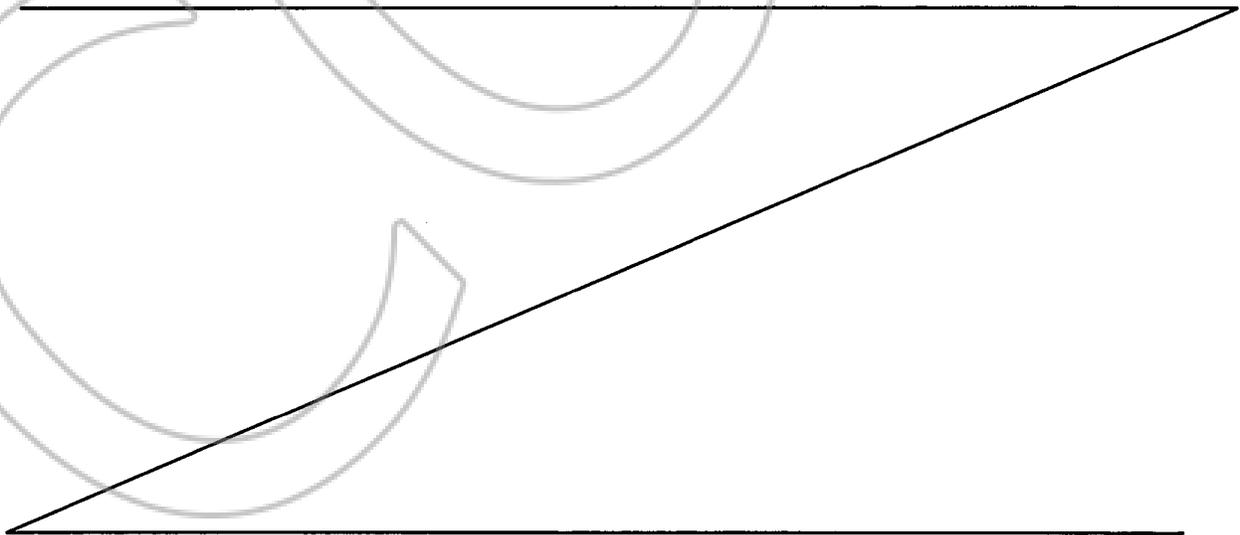
That the GRANTOR, for and in consideration of the sum of ONE DOLLAR (\$1.00), lawful money of the United States of America, and other good and valuable consideration, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, and sale unto the GRANTEE and to its assigns forever, for those purposes as contained in Chapter 408 of the Nevada Revised Statutes, all that certain real property of GRANTOR, said real property, excepting and reserving, to the GRANTOR, heirs, executors, administrators, successors and assigns any and all water rights appurtenant to said real property situate, lying and being in the County of Douglas, State of Nevada, and further described as being a portion of the W 1/2 of the SE 1/4 of Section 30, T. 14 N., R. 20 E., M.D.M., and more particularly described as being a portion of Parcel 17 as shown on that certain RECORD OF SURVEY FOR NEVIS INDUSTRIES, ALSO KNOWN AS DANGBERG ESTATES filed on May 6, 1980, in the Office of the Douglas County Recorder, Book 580, Page 266, as Document Number 44253 and more fully described by metes and bounds as follows:

BEGINNING at a point on the right or easterly right-of-way line of US-395, 60.00 feet right of and at right angles to Highway Engineer's Station "XN" 356+52.14 P.O.T., said point of beginning further described as bearing N. 79°48'58" W. a distance of 7,974.08 feet from a 2 1/2 INCH USGLO BRASS CAP STAMPED "T14N R20E S29|S32 1915" accepted as being the closing section corner common to Sections 29 and 32, T. 14 N., R. 20 E., M.D.M.; thence S. 0°37'25" W., along said easterly right-of-way line, a distance of 1,237.76 feet; thence from a tangent which bears S. 0°37'20" W., curving to the left, continuing along said right-of-way line, with a radius of 51.00 feet, through an angle of 89°59'52", an arc distance of 80.11 feet to the northerly right-of-way line of Stephanie Way; thence N. 89°15'50" W., along said northerly right-of-way line of Stephanie Way and continuing along said easterly right-of-way line of US-395, a distance of 65.00 feet to the former right or easterly right-of-way line of said US-395; thence N. 0°37'25" E., along said former easterly right-of-way line, a distance of 1,288.74 feet to the northerly parcel line of said Parcel 17; thence S. 88°56'52" E., along said northerly parcel line, a distance of 14.00 feet to the point of beginning; said parcel contains an area of 18,598 square feet.

The Basis of Bearing for this description is the NEVADA STATE PLANE COORDINATE SYSTEM, NAD 83/94 DATUM, West Zone, as determined by the State of Nevada, Department of Transportation.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; with the exception of any and all reservations as are previously hereinabove expressly excepted from this conveyance.

To hereby waive, with full knowledge, that a public highway and the necessary incidents thereto are to be located upon, over and across the lands hereinabove described, any claim for any and all damages to the remaining adjacent lands and property of the GRANTOR by reason of the location, construction, landscaping and maintenance of said highway and appurtenances in said location.



TO HAVE AND TO HOLD all and singular the said real property, together with the appurtenances, unto the said GRANTEE and to any heirs, successors and assigns forever.

IN WITNESS WHEREOF said GRANTOR has hereunto signed on the day and year first above written.

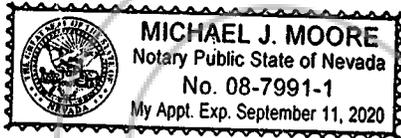
JOHANNA TOMASEVIC, TRUSTEE OF THE JOHANNA TOMASEVIC TRUST DATED NOVEMBER 10, 1999

Johanna Tomasevic  
By: Johanna Tomasevic, Trustee

State of Nevada  
County of Clark

This instrument was acknowledged before me on July 30<sup>th</sup>, 2017 by Johanna Tomasevic Trustee of the Johanna Tomasevic Trust Dated November 10, 1999.

S  
E  
A  
L



[Signature]  
(Signature of notarial officer)  
Notary Public  
(Title and rank (optional))

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1420-30-002-006
- 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$13,500.00
- b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )
- c) Transfer Tax Value: \$13,500.00
- d) Real Property Transfer Tax Due \$0

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: 2
- b. Explain reason for exemption: Transfer to state of Nevada

- 5. Partial Interest: Percentage being transferred: 100 %

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: As Agent

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Print Name: Johanna Tomasevic Trust  
Address: 2830 Tamara  
City: Minden  
State: NV Zip: \_\_\_\_\_

Print Name: Transportation  
Address: 1263 S. Stewart St.  
City: Carson City  
State: NV Zip: 89712

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

First American Title Insurance  
Print Name: Company  
Address: 5310 Kietzke Lane, Suite 100  
City: Reno

File Number: 121-2487775 MLR/pb  
State: NV Zip: 89511-2043

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