

A.P.N.: 1420-18-214-115
File No: 141-2523624 (JL)
R.P.T.T.: \$877.50

DOUGLAS COUNTY, NV
RPTT:\$0.00 Rec:\$15.00
\$15.00 Pgs=2
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER
2017-902494
08/10/2017 08:09 AM
E05

When Recorded Mail To: Mail Tax Statements To:
Malissa Ruff
3315 Somerset Way
Carson City, NV 89705

GRANT, BARGAIN and SALE DEED

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

Sean Ruff, a married man and spouse of grantee

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

Malissa Ruff, a married woman as her sole and separate property

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

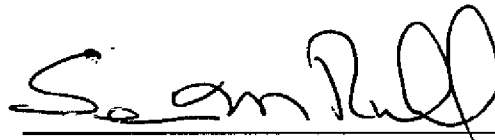
LOT 83 IN BLOCK E OF SILVERADO HEIGHTS SUBDIVISION, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON SEPTEMBER 18, 1978 IN BOOK 978, PAGE(S) 1176 AS DOCUMENT NUMBER 25326, AND CERTIFICATE OF AMENDMENT OF THE FINAL PLAT OF SAID SUBDIVISION, RECORDED AUGUST 23, 1979, IN BOOK 879 OF OFFICIAL RECORDS, AT PAGE 1725, AS DOCUMENT NO. 35885, AND CERTIFICATE OF AMENDMENT OF THE FINAL PLAT OF SAID SUBDIVISION RECORDED OCTOBER 12, 1979, IN BOOK 1079, AT PAGE 1039, AS DOCUMENT NO. 37638, OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.

Subject to

THIS DEED IS GIVEN TO DIVEST ANY COMMUNITY PROPERTY INTEREST Sean Ruff MAY HAVE IN THE ABOVE DESCRIBED REAL PROPERTY BY REASON OF HIS/HER MARRIAGE TO Malissa Ruff .

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: 08/07/2017



Sean Ruff

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

This instrument was acknowledged before me on
8-8-17 by
Sean Ruff



Notary Public
(My commission expires: 11-6-2018)



COPY

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
a) 1420-18-214-115
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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

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

4. **If Exemption Claimed:**
a. Transfer Tax Exemption, per 375.090, Section: 25
b. Explain reason for exemption: Spouse relinquishing interest to property

5. Partial Interest: Percentage being transferred: _____ %
The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.050 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: grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Sean Ruff
Address: 3315 Somerset Way
City: Carson City
State: NV Zip: 89705

Print Name: Malissa Ruff
Address: 3315 Somerset Way
City: Carson City
State: NV Zip: 89705

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
First American Title Insurance
Print Name: Company File Number: 141-2523624 JL/ JL
Address: P.O. Box 645
City: Zephyr Cove State: NV Zip: 89448

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