

DOUGLAS COUNTY, NV **2017-902948**
RPTT:\$4290.00 Rec:\$15.00
\$4,305.00 Pgs=2 **08/21/2017 11:01 AM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

APN: 1318-10-410-007

Escrow No. 00229770 - 016 - 17
RPTT 4,290.00
When Recorded Return to:
Charles Wang
4150 Marston Lane
Santa Clara, CA 95054
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,
Mark Charles Kramer, A married man, as his sole and separate property

do(es) hereby Grant, Bargain, Sell and Convey to
Charles Wang, A married man, as to an undivided 50% interest and Michael Chou Wang,
a married man as to an undivided 50% interest as tenants in common
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 8 day of August, 2017


Mark Charles Kramer

STATE OF New York
COUNTY OF QUEENS

This instrument was acknowledged before me on August 8, 2017,
by Mark Charles Kramer _____


NOTARY PUBLIC

GRETA ROTH
Notary Public - State of New York
NO. 01RO6128044
Qualified in Queens County
My Commission Expires June 6, 2021

SPACE BELOW FOR RECORDER

Exhibit A

Lot 19, Block F, of PLAT OF ZEPHYR HEIGHTS SUBDIVISION NO. 5, being a portion of the Southwest Quarter of Section 10, Township 13 North, Range 18 East, M.D.B. & M., as filed in the Office of the County Recorder of Douglas County, State of Nevada on June 7, 1955 in Book 1 of Maps as Document No. 10442.

Together with beginning at the Southwest corner of Lot 10, Zephyr Heights No. 6, recorded October 30, 1963; thence along the Westerly line of Lot 10, North 20°25'00" East 15.46 feet; thence South 52°01'21" East 39.28 feet to a point on the Southerly line of Lot 10; thence along the Southerly line North 75°05'20" West 37.62 feet to the Point of Beginning.

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

Beginning at the Northeasterly corner of Lot 19, Zephyr Heights No. 5, recorded June 7, 1955; thence along the Easterly line of Lot 19, South 20°25'00" West 130.91 feet; thence North 52°01'21" West 2.31 feet; thence North 20°25'00" East 130.96 feet to a point on the Northerly line of Lot 19; thence along the Northerly line, South 50°45'00" East 2.33 feet to the Point of Beginning.

NOTE: This legal description was previously recorded November 7, 2012, in Book 1112, Page 1831, as Document No. 812448, Official Records, Douglas County, Nevada.

SPACE BELOW FOR RECORDER

1. APN: 1318-10-410-007

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: \$1,100,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$1,100,000.00
 Real Property Transfer Tax Due: \$ 4,290.00

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.

Signature <i>Mark Charles Kramer</i>	Capacity <i>Agent</i>
Signature _____	Capacity _____
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(Required)	(Required)
Print Name: Mark Charles Kramer	Print Name: Charles Wang and Michael Chou Wang
Address: 2308 Harmon Cove Towers	Address: 4150 Marston Lane
City/State/Zip: Secaucus, NJ 07094	City/State/Zip: Santa Clara, CA 95054

COMPANY REQUESTING RECORDING

Co. Name: First Centennial Title Company of NV	Escrow # 00229770-016
Address: 896 West Nye Lane, Suite 104 Carson City, NV 89703	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)