

DOUGLAS COUNTY, NV **2017-903118**
RPTT:\$2145.00 Rec:\$16.00
\$2,161.00 Pgs=3 **08/24/2017 02:55 PM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

APN: 1318-23-510-014

Escrow No. 00230394 - 018 -
RPTT 2,145.00
When Recorded Return to:
Grantee
1686 Devonshire Ct
Westlake Village, CA 91361

Mail Tax Statements to:
Grantee same as above

SPACE ABOVE FOR RECORDERS USE

Grant, Bargain, Sale Deed

THIS INDENTURE WITNESSETH: That
Kay Louise Bowers, Successor Trustee of The Wallace and Kay Bowers Family Trust, dated
2/21/06

In consideration of \$10.00, the receipt of which is hereby acknowledged, do(es) hereby
Grant, Bargain, Sell and Convey to
Bernard G. Patrick and Michele Marie Coffman, husband and wife as joint tenants with right
of survivorship.

all that real property situate in the City of Stateline, 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.

SPACE BELOW FOR RECORDER

Witness my/our hand(s) this 18th day of August, 2017

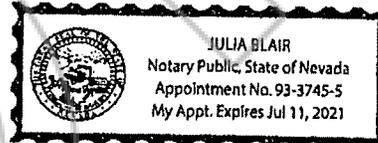
The Wallace and Kay Bowers Family
Trust, dated 2/21/06

Kay Louise Bowers
Kay Louise Bowers, Successor
Trustee

STATE OF NEVADA
COUNTY OF Douglas

This instrument was acknowledged before me on August 18, 2017
By Kay Louise Bowers

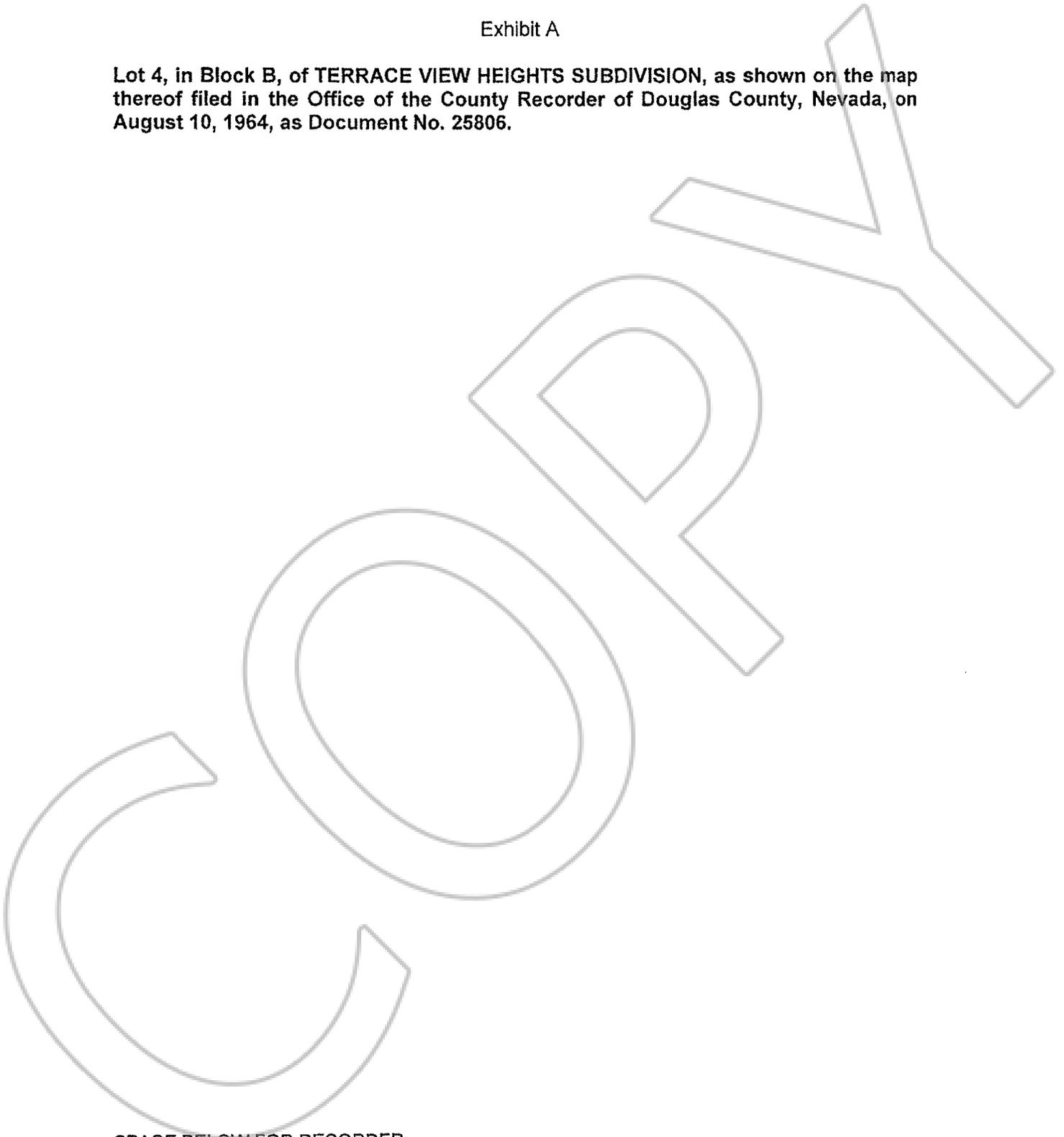
Julia Blair
NOTARY PUBLIC



SPACE BELOW FOR RECORDER

Exhibit A

Lot 4, in Block B, of TERRACE VIEW HEIGHTS SUBDIVISION, as shown on the map thereof filed in the Office of the County Recorder of Douglas County, Nevada, on August 10, 1964, as Document No. 25806.



SPACE BELOW FOR RECORDER

1. APN: 1318-23-510-014

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: \$550,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$550,000.00
 Real Property Transfer Tax Due: \$ 2,145.00

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>[Signature]</i>	Capacity <i>agent</i>
Signature	Capacity
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
<i>*</i> (Required)	(Required)
Print Name: The Wallace and Kay Bowers Family Trust, dated 2/21/06	Print Name: Bernard G. Patrick and Michele Marie Coffman
Address: 5900 Feather Canyon View Dr.	Address: 11816 Devonshire Ct
City/State/Zip: Paradise CA 95946	City/State/Zip: Westlake Village, CA 91361

COMPANY REQUESTING RECORDING

Co. Name: First Centennial Title Company of NV	Escrow # 00230394-018
Address: 3255 S. Virginia Street Reno, NV 89502	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)

** Kay Louise Bowers, successor Trustee*