

DOUGLAS COUNTY, NV

2017-904848

RPTT:\$975.00 Rec:\$16.00

\$991.00 Pgs=3

09/27/2017 02:53 PM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:

Janice Scott
2375 Medallion Way
Lodi, CA 95242

MAIL TAX STATEMENTS TO:

Janice Scott
2375 Medallion Way
Lodi, CA 95242

Escrow No. 1704880-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.: 1219-22-001-029

R.P.T.T. \$ 975.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That James E. Clabaugh, Trustee of The James E. Clabaugh Revocable Trust U/A April 26, 2007

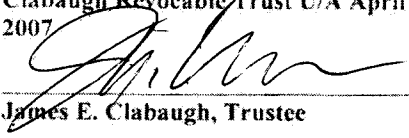
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Janice Gale Scott and Brian Edward Scott, Wife and Husband as joint tenants

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.

James E. Clabaugh, Trustee of The James E.
Clabaugh Revocable Trust U/A April 26,
2007


James E. Clabaugh, Trustee

STATE OF *Florida*
COUNTY OF *SARASOTA*

} ss:

This instrument was acknowledged before me on, *September 26, 2017*
by James E. Clabaugh, Trustee of The James E. Clabaugh Revocable Trust U/A April 26, 2007


NOTARY PUBLIC



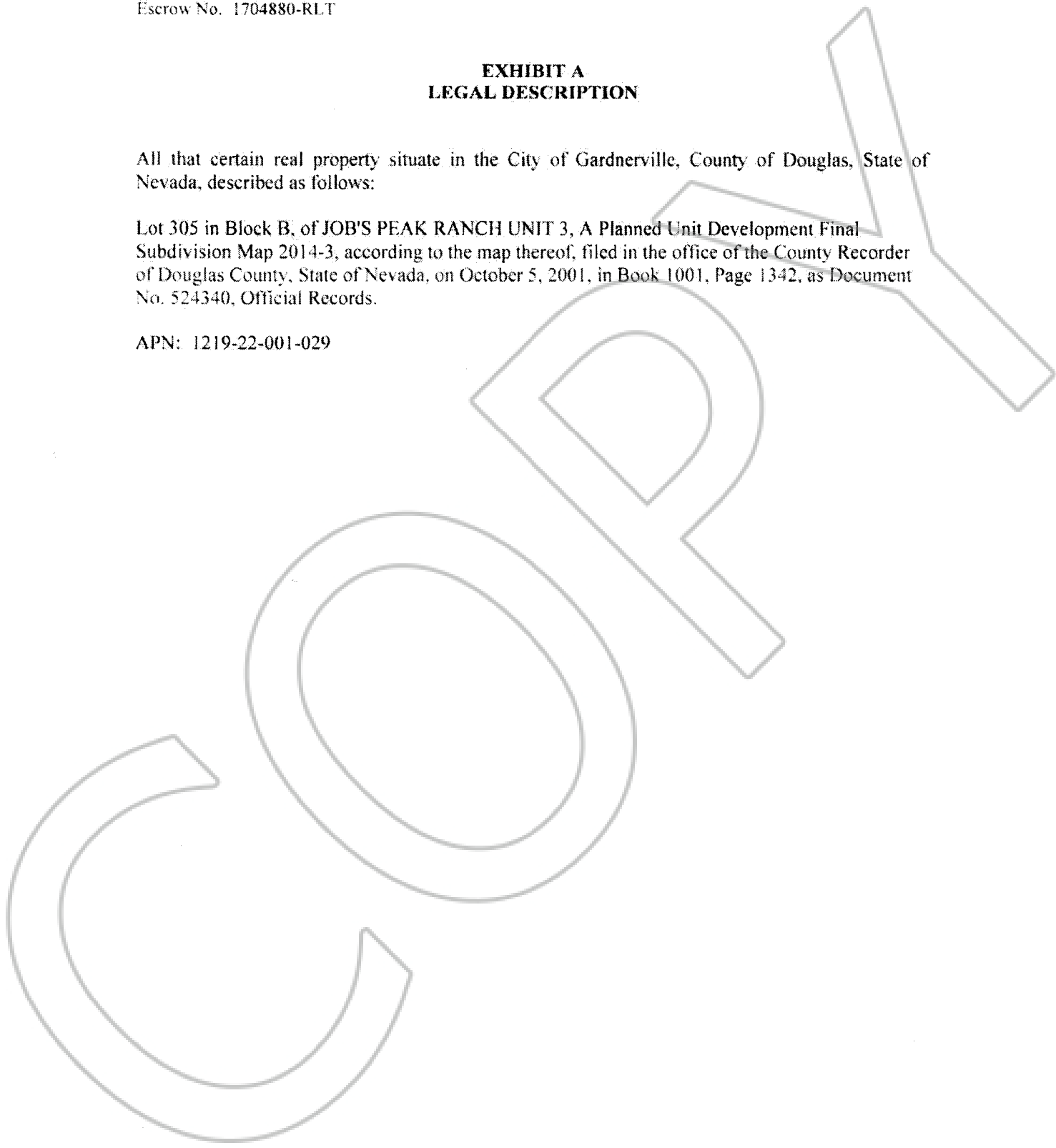
Escrow No. 1704880-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 305 in Block B, of JOB'S PEAK RANCH UNIT 3, A Planned Unit Development Final Subdivision Map 2014-3, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on October 5, 2001, in Book 1001, Page 1342, as Document No. 524340, Official Records.

APN: 1219-22-001-029



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1219-22-001-029
 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: \$ 250,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 250,000.00
 d. Real Property Transfer Tax Due: \$ 975.00

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 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 _____ Capacity Seller/Grantor
 Signature _____ Capacity _____

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

Print Name: James E. Clabaugh, Trustee of The James E. Clabaugh Revocable Trust U/A April 26, 2007
 Address: 200 Box 2543
 City: Gardnerville, NV
 State: Zip: 34230

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

Print Name: Janice Gale Sutt + Brian Edward Sutt
 Address: 2375 Medallion Way
 City: Lodi
 State: Zip: 95242

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01704880-020-RLT
 Address: 1483 Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED