

A.P.N.: 1420-34-201-060
File No: 143-2527022 (mk)
R.P.T.T.: \$2,184.00

When Recorded Mail To: Mail Tax Statements To:
Gregory G. Knight and Roxanne H. Knight
2757 Bent Tree Ct
Fairfield, CA 94534

GRANT, BARGAIN and SALE DEED

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

Christianne Rochelle O'Malley and Daniel Emmett O'Malley , wife and husband as joint tenants

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

Gregory G. Knight and Roxanne H. Knight, husband and wife as joint tenants

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

PARCEL 4 OF PARCEL MAP LDA 04-109 FOR JEFF KIRBY HOMES, INC. AND REX E. LUDWIG & FLORENCE C. LUDWIG, FILED FOR RECORD WITH THE DOUGLAS COUNTY RECORDER ON NOVEMBER 1, 2006 IN BOOK 1106, PAGE 00192 AS DOCUMENT NO. 687740, OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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: 09/05/2017

Christianne Rochelle O'Malley

Christianne Rochelle O'Malley

Daniel Emmett O'Malley

Daniel Emmett O'Malley

STATE OF NEVADA)
) : SS.
COUNTY OF WASHOE)

This instrument was acknowledged before me on 9-27-17 by
Christianne Rochelle O'Malley and Daniel Emmett O'Malley ***

Cathy Schoeb

Notary Public
(My commission expires: 8-29-21)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **September 05, 2017** under Escrow No. **143-2527022**.



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1420-34-201-060
 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: \$560,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$560,000.00
 d) Real Property Transfer Tax Due \$2,184.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption, per 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: [Signature] Capacity: agent
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Christianne Rochelle O'Malley and Daniel Emmett O'Malley
 Address: 4005 Bull Rider Dr
 City: Reno
 State: NV Zip: 89521

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Gregory G. Knight and Roxanne H. Knight
 Address: 2757 Bent Tree Ct
 City: Fairfield
 State: CA Zip: 94534

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: First American Title Insurance Company File Number: 143-2527022 mk/ mk
 Address: 1663 US Highway 395, Suite 101
 City: Minden State: NV Zip: 89423

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