

APN#: 1220-16-116-009

RPTT: \$0.00

Recording Requested By:

When Recorded Mail To:

Casey Ryan  
598 Little Sorrel Ct.  
Reno, NV 89521

Mail Tax Statements to: (deeds only)  
Same as Above

### GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

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

Casey Ryan, a single man

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Casey Ryan, a single man and Richard Ryan and Cheryl Ryan, husband and wife all as joint tenants

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas, State of Nevada bounded and described as follows:

Lot 9, of the Final Map of HIDDEN CREEK, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on April 11, 1995, in Book 495, at Page 1452, as Document No. 359824.

TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 09/12/2017

**This document is being  
recorded as an  
accommodation only.**

  
Casey Ryan

STATE OF Nevada

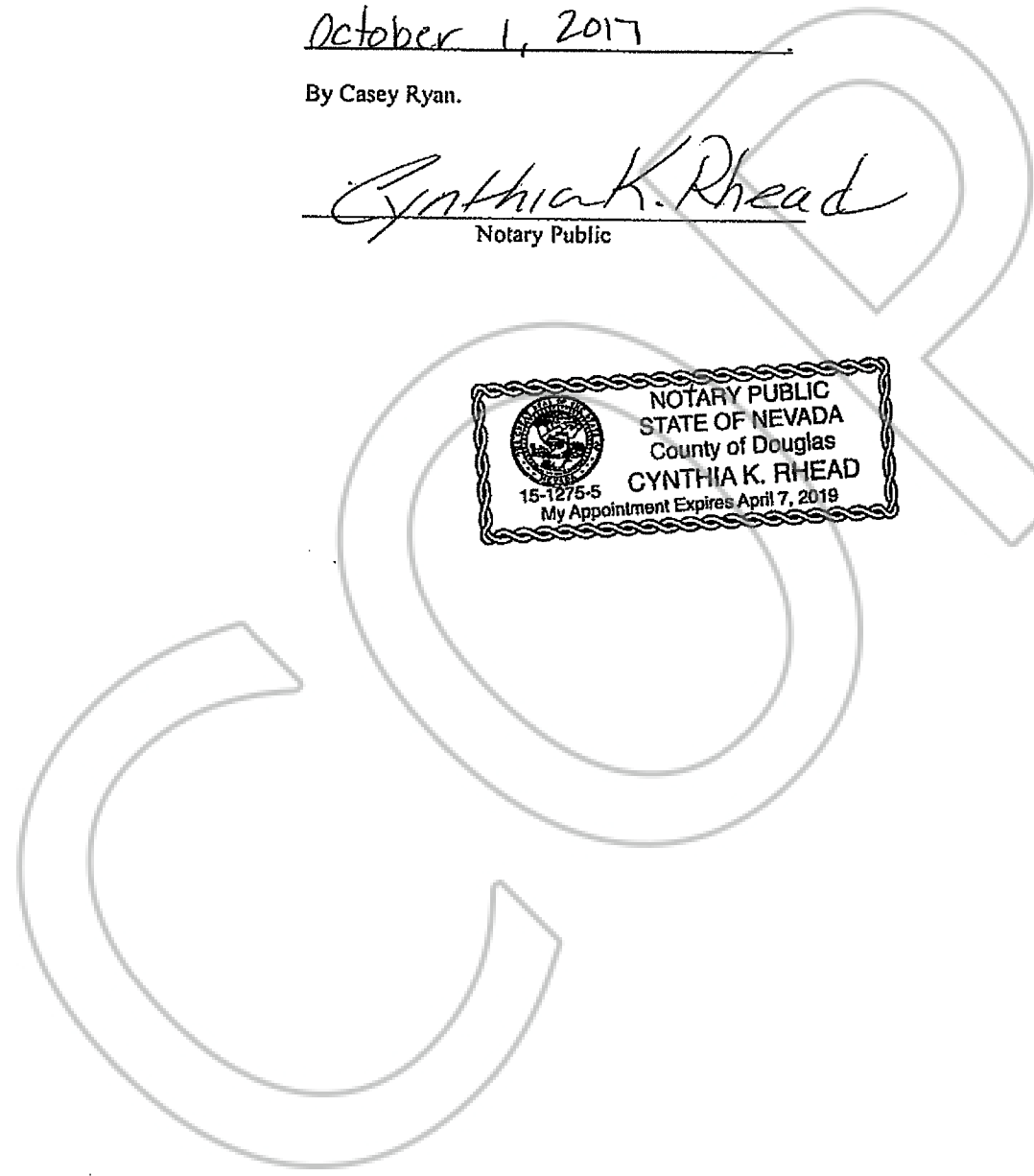
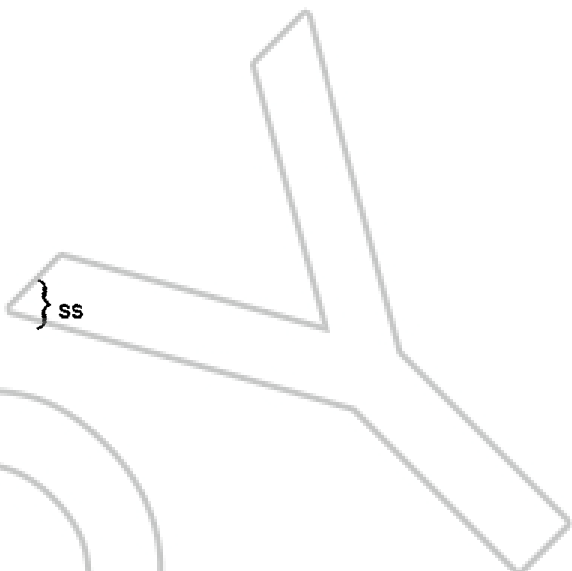
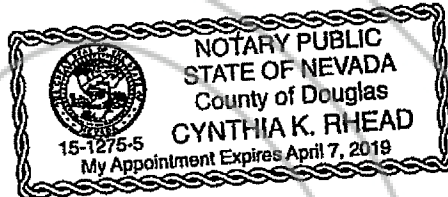
COUNTY OF Douglas

This instrument was acknowledged before me on

October 1, 2017

By Casey Ryan.

  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1220-16-116-009

2. Type of Property:  
 a)  Vacant Land  
 c)  Condo/Twnhse  
 e)  Apt. Bldg  
 g)  Agricultural  
 i)  Other \_\_\_\_\_  
 b)  Single Fam. Res.  
 d)  2-4 Plex  
 f)  Comm'l/Ind'l  
 h)  Mobile Home

FOR RECORDERS OPTIONAL USE ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

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

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section #5  
 b. Explain Reason for Exemption: adding parents to title, no consideration

5. Partial Interest: Percentage being transferred: 100 %

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: Grantor  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

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

Print Name: Casey Ryan  
 Address: 598 Little Savan Ct  
 City: Reno  
 State: NV Zip: 89521

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

Print Name: Casey Ryan, Richard Ryan and Cheryl Ryan  
 Address: 598 Little Savan Ct  
 City: Reno  
 State: NV Zip: 89521

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: \_\_\_\_\_ Esc. #: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City/State/Zip: \_\_\_\_\_