

DOUGLAS COUNTY, NV **2017-905824**
RPTT:\$932.10 Rec:\$35.00
\$967.10 Pgs=2 10/19/2017 02:26 PM
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Jacob V. Sanford
740 Long Valley
Gardnerville, NV 89460

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 1704432-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.: 1220-22-210-053
R.P.T.T. \$ 932.10

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Janis D. Pelletiere Denner FKA as Janis D. Pelletiere, as Trustee of the Janis Pelletiere Trust, dated 06-09-1997

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Jacob V. Sanford, an unmarried man

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.

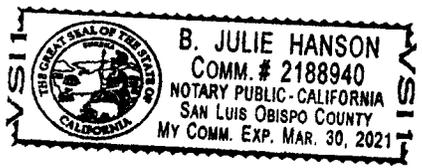

Janis D. Pelletiere Denner FKA as Janis D. Pelletiere, as Trustee of the Janis Pelletiere Trust, dated 06-09-1997

STATE OF California
COUNTY OF SAN LUIS OBISPO

} ss:

This instrument was acknowledged before me on, 10-18-2017
by Janis D. Pelletiere Denner FKA as Janis D. Pelletiere, as Trustee of the Janis Pelletiere Trust, dated 06-09-1997




B. JULIE HANSON
COMM. # 2188940
NOTARY PUBLIC - CALIFORNIA
SAN LUIS OBISPO COUNTY
MY COMM. EXP. MAR. 30, 2021

Escrow No. 1704432-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 5 as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 6, filed for record in the office of the County Recorder of Douglas County, Nevada on May 29, 1973, in Book 573, Page 1026, as File No. 66512.

APN: 1220-22-210-053

COPY

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1220-22-210-053
 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: \$ 239,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 239,000.00
 d. Real Property Transfer Tax Due: \$ 932.10

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 agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
 (REQUIRED)
 Print Name: Janis D. Pelletiere Denner FKA as Janis D. Pelletiere, as Trustee of the Janis Pelletiere Trust, dated 06-09-1997
 Address: 1450 Barley Grain Road
 City: Paso Robles
 State: CA Zip: 93446

BUYER (GRANTEE) INFORMATION
 (REQUIRED)
 Print Name: Jacob V. Sanford
 Address: 740 Long Valley
 City: Gardnerville
 State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01704432-020-RLT
 Address: 1483 Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED