DOUGLAS COUNTY, NV

2017-905964

RPTT:\$1170.00 Rec:\$35.00 \$1,205.00 Pgs=2

10/23/2017 03:46 PM

TICOR TITLE - GARDNERVILLE KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO: Jared W. Brown 1156 White Oak Loop Minden, NV 89423

MAIL TAX STATEMENTS TO: Jared W. Brown

1156 White Oak Loop Minden, NV 89423

Escrow No. 1704507-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.: 1320-29-111-055

R.P.T.T. \$1,170.00

SPACE ABOVE FOR RECORDER'S USE ONLY

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Deborah Kay Scott, Trustee of O' Connor Living Trust, dated February 16, 2010

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Jared W. Brown, Trustee of the Jared W Brown Revocable Trust dated February 15, 2000

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.

Deborah Kay Scott, Trustee of O' Connor Living Trust, dated February 16, 2010

Deborah Kay Scott, Trustee

STATE OF COUNTY OF

This instrument was acknowledged before me on,

10-14-2017

by Deborah Kay Scott, Trustee of O' Connor Living Trust, dated February 16, 2010

NOTARY PUBLIC

G. HIDALGO COMM. #2189634 KERN COUNTY My Comm. Exp. May 3, 2021

### EXHIBIT A LEGAL DESCRIPTION

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

#### PARCEL 1:

Unit 349, as shown on the Final Map No. 1008-7A for Winhaven, Unit No. 7, Phase A, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County, Nevada on November 17, 1995, in Book 1195 of Official Records at Page 2675, as document No. 374950.

#### PARCEL 2:

A non-exclusive easement for use, enjoyment, ingress and egress over the Common Area as set forth in Declaration of Covenants, Conditions and Restrictions recorded September 29, 1990, in Book 990, Page 4348 as Document No. 235644, Official Records.

APN: 1320-29-111-055



# STATE OF NEVADA DECLARATION OF VALUE FORM

a.   320-29-111-055 b.   C.   d.   2.   Type of Property:   a.   Vacant Land   b.   Vacant Land   Vacant Land   b.   Vacant Land   Vacant Land	1.	Assessor Parcel Number(	S)	\ \	
2. Type of Property: a	a.	1320-29-111-055		\ \	
d.  2. Type of Property: a. □ Vacant Land b. ✓ Single Fam. Res. c. □ Condo/Twinse d. □ 2.4 Plex Book Page e. □ Apt. Bldg f. □ Comm'l/Ind'l Date of Recording: Notes:  3. a Total Value/Sales Price of Property: b. □ Deed in Lieu of Foreclosure Only (value of property) c. Transfer Tax Value d. Real Property Transfer Tax Due: 4. If Exemption Claimed a. Transfer Tax Exemption, per NRS 375.090, Section b. Explain Reason for Exemption:  5. Partial Interest: Percentage being transferred: 6. 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	b.			\ \	
2. Type of Property: a				<del></del> ~ \ \	
a.   Vacant Land b.   Single Fam. Res.   FOR RECORDERS OPTIONAL USE ONLY   c.   Condo/Twnhse d.   2-4 Piex   Book   Page   g.   Agricultural   h.   Mobile Home   Date of Recording:   Notes:	d.				
c. Condo/Twnhse d. 2.4 Plex Book Page Page Apt. Bidg f. Comm!/Ind'! Date of Recording:  Notes:  Other  3. a Total Value/Sales Price of Property:  b Deed in Lieu of Foreclosure Only (value of property)  c. Transfer Tax Value  d. Real Property Transfer Tax Due:  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 375.080 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  SELLER (GRANTOR) INFORMATION  (REQUIRED), Successor  Print Name: Deborah Kay Scott, Trustee of O.  Connor Living Trust, dated February 16, 2010  Address: 27520 DALFIG. Trustee of O.  Connor Living Trust, dated February 16, 2010  Address: 27520 DALFIG. Trustee of O.  Connor Living Trust, dated February 16, 2010  Address: 1483 Highway 395 N. Suite B  COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)  Print Name: Ticor Title of Nevada, Inc.  Escrow No. 01704507-020-RLT  Escrow No. 01704507-020-RLT  Ecty, State, Zip: Gardnerville, NV 89410	2.				
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g. Agricultural h. Mobile Home i. Other  3. a Total Value/Sales Price of Property: \$ 300,000.00 b. Deed in Lieu of Foreclosure Only (value of property) \$ 300,000.00 c. Transfer Tax Value \$ 300,000.00 d. Real Property Transfer Tax Due: \$ 1,170.00  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 Capacity Capacity  SELLER (GRANTOR) INFORMATION (REQUIRED), Suppose Scale Print Name: Deborah Kay Scott, Trustee of O' Connor Living Trust, dated February 16, 2010  Address: 1520 Out 1st Will Address: USBWhitt Out Log City: Children Capacity StateWzip: StateWzip: StateWzip: The Second City: City: Control Title of Nevada, Inc.  COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)  Print Name: Ticor Title of Nevada, Inc.  Escrow No. 01704507-020-RLT  Address: 1483 Highway 395 N. Suite B  City: State, Zip: Gardnerville, NV 89410				A CONTRACTOR OF THE PROPERTY O	
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Signature Debrah Key Section Capacity Trustee Company Seller of Nevada, Inc.  Capacity Trustee Capacity  BUYER (GRANTEE) INFORMATION  (REQUIRED), Successor  (REQUIRED) Print Name: Deborah Kay Scott, Trustee of O'  Connor Living Trust, dated February 16, 2010  Address: 21520 Duffet Trive City:  City: Chullipi  Company/Person Requesting Recording (Required if not Seller or Buyer)  Print Name: Ticor Title of Nevada, Inc.  Address: 1483 Highway 395 N. Suite B  City. State, Zip: Gardnerville, NV 89410	partie	s agree that disallowance	of any claimed exempt	ion, or other determination of additional tax due, may	
Signature Deboral Key Sett Capacity  SELLER (GRANTOR) INFORMATION  (REQUIRED) Sum ESSON  Print Name: Deborah Kay Scott. Trustee of O' Connor Living Trust, dated February 16, 2010  Address: 27520 DALPLAT TWINE  City: Tehrung: City: State (A Zip: 9502)  COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)  Print Name: Ticor Title of Nevada, Inc.  Address: 1483 Highway 395 N, Suite B  City. State, Zip: Gardnerville, NV 89410	result	in a penalty of 10% of the	tax due plus interest a	t 1% per month. Pursuant to NRS 375.030, the Buyer	
SELLER (GRANTOR) INFORMATION  (REQUIRED) Successor  Print Name: Deborah Kay Scott, Trustee of O' Connor Living Trust, dated February 16, 2010  Address: 27520 OMF of Trust  City: Tehrungi State: CA Zip: 15021  COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)  Print Name: Ticor Title of Nevada, Inc.  Address: 1483 Highway 395 N, Suite B  City, State, Zip: Gardnerville, NV 89410	-		<b>~</b>		
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TO THE REPORT THIS COUNTY OF THE ART T	City.	AC A DI IRI IC F	RECORD THIS FORM	MAY BE RECORDED/MICROFILMED	