

DOUGLAS COUNTY, NV **2017-907911**  
RPTT:\$1930.50 Rec:\$35.00  
\$1,965.50 Pgs=3 12/11/2017 03:32 PM  
FIRST CENTENNIAL - RENO (MAIN OFFICE)  
KAREN ELLISON, RECORDER

APN: 1318-23-210-007

Escrow No. 00232898 - 016 - 17  
RPTT 1,930.50  
When Recorded Return to:  
**Linda M. Carlson et al.**  
4377 Olive Ranch Road  
Granite Bay, CA 95746  
Mail Tax Statements to:  
Grantee same as above

SPACE ABOVE FOR RECORDERS USE

**Grant, Bargain, Sale Deed**

THIS INDENTURE WITNESSETH: That  
Ruth Van Vechten, a widow, Ruth A. Van Vechten, trustee of the Peter E. Van Vechten and  
Ruth A. Van Vechten Trust Declaration of Trust dated January 7, 1983 and Ruth A Van  
Vechten, Trustee of the Decedent Trust B, of the Peter E. Van Vechten and Ruth A. Van  
Vechten Trust, Declaration of Trust dated January 7, 1983, as their interest may appear of  
record.

In consideration of \$10.00, the receipt of which is hereby acknowledged, do(es) hereby  
Grant, Bargain, Sell and Convey to  
Linda M. Carlson and Teddy Carlson, wife and husband as community property  
all that real property situate in the County of Douglas, State of Nevada, described as follows:

See Exhibit A attached hereto and made a part hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereunto  
belonging or in anywise appertaining.

Witness my/our hand(s) this 7th day of December, 2017

Ruth Van Vechten, Trustee  
Ruth Van Vechten, Trustee

*please see  
Attached.*

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

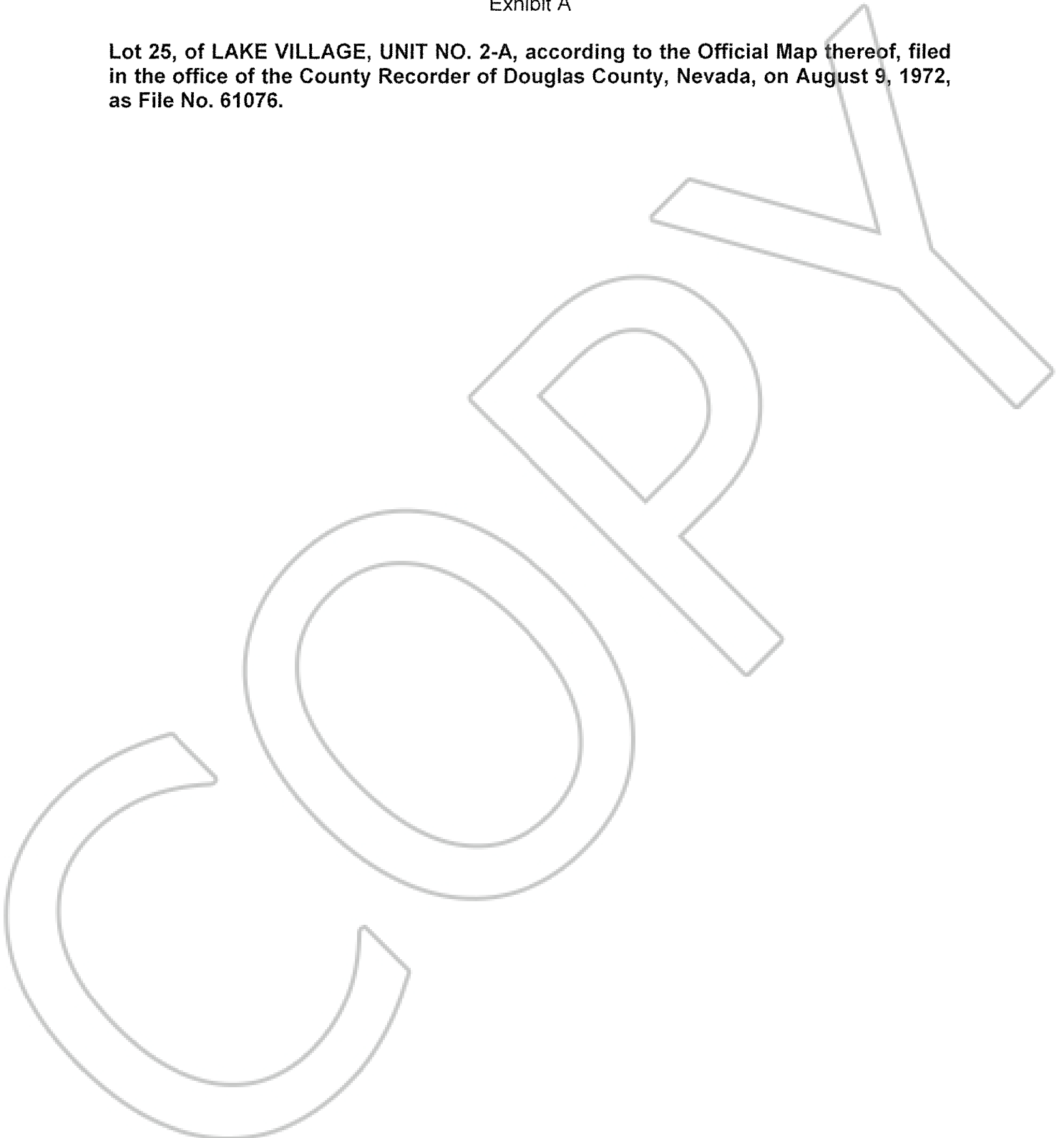
This instrument was acknowledged before me on \_\_\_\_\_,  
By Ruth Van Vechten \_\_\_\_\_.

\_\_\_\_\_  
NOTARY PUBLIC

SPACE BELOW FOR RECORDER

Exhibit A

Lot 25, of LAKE VILLAGE, UNIT NO. 2-A, according to the Official Map thereof, filed in the office of the County Recorder of Douglas County, Nevada, on August 9, 1972, as File No. 61076.



SPACE BELOW FOR RECORDER



# All-purpose Acknowledgment California only

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

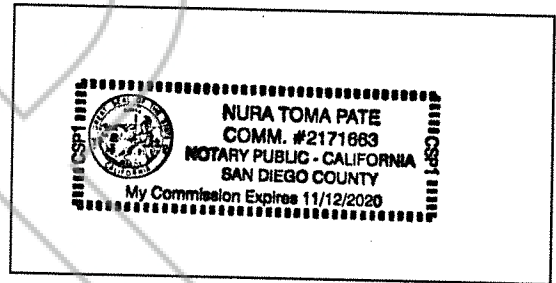
State of California

County of San Diego

On 12-07-2017 before me, Nura Toma Pate (here insert name and title of the officer),

personally appeared Buth Van Vechten

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Notary Seal

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Nura Toma Pate*

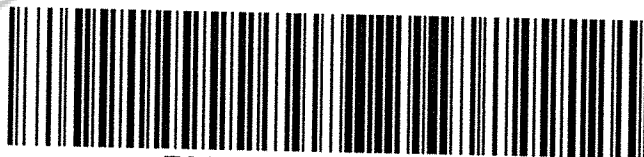
### For Bank Purposes Only

Description of Attached Document

Type or Title of Document Grant, Bargain, Sale Deed

Document Date 12-07-2017 Number of Pages 1

Signer(s) Other Than Named Above none



1. APN: 1318-23-210-007

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	
Document Instrument No.:	
Book:	Page:
Date of Recording:	
Notes:	

STATE OF NEVADA  
DECLARATION OF VALUE

3. Total Value/Sales Price of Property: \$495,000.00  
 Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 Transfer Tax Value: \$495,000.00  
 Real Property Transfer Tax Due: \$ 1,930.50

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 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 <i>Ruth Van Vechten</i>	Capacity grantor
Signature	Capacity grantee
<b>SELLER (GRANTOR) INFORMATION</b>	<b>BUYER (GRANTEE) INFORMATION</b>
(Required)	(Required)
Print Name: Ruth Van Vechten, Trustee *	Print Name: Linda M. Carlson, and <i>Teddy Carlson</i>
Address: 1301 Van Vechten Road	Address: 4377 Olive Ranch Road
City/State/Zip: El Cajon, CA 92019	City/State/Zip: Granite Bay, CA 95746

**COMPANY REQUESTING RECORDING**

Co. Name: First Centennial Title Company of NV	Escrow # 00232898-016dr
Address: 896 West Nye Lane, Suite 104 Carson City, NV 89703	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)