

DOUGLAS COUNTY, NV

2018-909379

RPTT:\$585.00 Rec:\$35.00

\$620.00 Pgs=3

01/19/2018 10:29 AM

FIRST CENTENNIAL - RENO (MAIN OFFICE)

KAREN ELLISON, RECORDER

APN: 1420-07-310-010

Escrow No. 00233072 - 016 - 18

RPTT 585.00

When Recorded Return to:

Victoria Zimmerman

885 Mica Dr.

Carson City, NV 89705

Mail Tax Statements to:

Grantee same as above

SPACE ABOVE FOR RECORDERS USE

Grant, Bargain, Sale Deed

For valuable consideration, the receipt of which is hereby acknowledged,

Michael A. Francis, an unmarried man

do(es) hereby Grant, Bargain, Sell and Convey to

Victoria Zimmerman, an unmarried woman

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.

SPACE BELOW FOR RECORDER

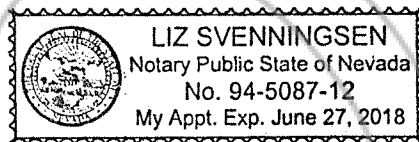
Witness my/our hand(s) this 10 day of Jan, ~~2017~~ ²⁰¹⁸

Michael A. Francis
Michael A. Francis

STATE OF NEVADA
COUNTY OF Carson City

This instrument was acknowledged before me on Jan 10, 2018, 2017,
by Michael A. Francis

Liz Svenningsen
NOTARY PUBLIC



SPACE BELOW FOR RECORDER

Exhibit A

Lot 13, in Block E, of VISTA GRANDE SUBDIVISION UNIT NO. 1, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on November 9, 1964 in Book 27, page 644, as File No. 26518.



SPACE BELOW FOR RECORDER

1. APN: 1420-07-310-010

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:** \$150,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$150,000.00
 Real Property Transfer Tax Due: \$ 585.00

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 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 <u>Michael A. Francis</u>	Capacity <u>Grantor</u>
Signature _____	Capacity _____
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(Required)	(Required)
Print Name: Michael A. Francis	Print Name: Victoria A. Zimmerman
Address: 885 Mica Dr.	Address: 885 Mica Dr.
City/State/Zip: Carson City, NV 89705	City/State/Zip: Carson City, NV 89705

COMPANY REQUESTING RECORDING

Co. Name: First Centennial Title Company of NV	Escrow # 00233072-016
Address: 896 West Nye Lane, Suite 104 Carson City, NV 89703	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)