

DOUGLAS COUNTY, NV **2018-910204**
RPTT:\$4368.00 Rec:\$35.00
\$4,403.00 Pgs=4 **02/08/2018 02:43 PM**
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
DOOD, LLC, a Nevada Limited Liability Company

1398 Madcap Lane

Gardnerville, NV 89410

MAIL TAX STATEMENTS TO:
DOOD, LLC, a Nevada Limited Liability Company
1398 Madcap Lane

Gardnerville, NV 89410

Escrow No. 1704629-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.: 1320-32-201-006
R.P.T.T. \$4,368.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Mack Land & Cattle Company, a Partnership

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to DOOD, LLC, a Nevada Limited Liability Company

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.

EXCLUDES ALL SURFACE WATER RIGHTS

Mack Land & Cattle Company, a Partnership



Dr. Thomas Mack, Partner

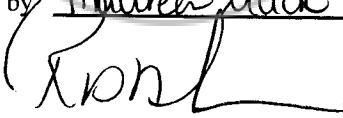



Marueen Mack, Partner

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on, 1/30/18
by Marueen Mack



 **RISHELE L. THOMPSON**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 99-54931-5 - Expires April 10, 2019

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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 Los Angeles

On Feb 01, 2018 before me, Karla Rodriguez, Notary Public

Date

Here Insert Name and Title of the Officer

personally appeared

Thomas Mack

Name(s) of Signer(s)

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.

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

[Handwritten Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Grant, Bargain and Sale Deed Document Date: _____

Number of Pages: 01 Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- Corporate Officer — Title(s): _____
- Partner — Limited General
- Individual Attorney in Fact
- Trustee Guardian or Conservator
- Other: _____

Signer Is Representing: _____

Signer's Name: _____

- Corporate Officer — Title(s): _____
- Partner — Limited General
- Individual Attorney in Fact
- Trustee Guardian or Conservator
- Other: _____

Signer Is Representing: _____

Order No.: 01704629-RLT

EXHIBIT A

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

A parcel of land located within portions of Section 31 and 32, Township 13 North, Range 20 East, Mount Diablo Meridian, more particularly described as follows:

BEGINNING at the northwesterly corner of Adjusted 1320-32-201-005 (Parcel 2) as shown on the Record of Survey to Support a Boundary Line Adjustment for Mack Land and Cattle Company et al recorded June 29, 2009 in the office of Recorder, Douglas County, Nevada as Document No. 746235, the POINT OF BEGINNING;

thence along the northerly boundary of said Adjusted 1320-32-201-004 (Parcel 2) per Document No. 673023, the following courses:

South 63°25'00" East, 30.00 feet;
South 26°35'00" West, 11.90 feet;
South 66°22'16" East, 95.13 feet;
South 64°50'56" East, 80.02 feet;
North 26°35'00" East, 5.00 feet;
South 63°25'00" East, 85.00 feet;

thence leaving said northerly boundary of said Adjusted 1320-32-201-004 (Parcel 2), South 26°35'00" West, 260.00 feet;

thence South 63°25'00" East, 932.97 feet to an angle point in the boundary of Adjusted Parcel 2 as shown on the Record of Survey to Support a Boundary Line-Adjustment for Mack Land and Cattle Company recorded July 11, 2002 in said office of Recorder as Document No. 540849, also being the westerly boundary of Mackland Unit 3 recorded October 13, 2003 in said office of Recorder as Document No. 593255;

thence along said boundary of Adjusted Parcel 2, Document No. 546849, the following courses:

South 63°25'00" East, 479.19 feet;
South 44°51'00" East, 520.57 feet to the southeasterly terminus of Silver Birch Drive as shown on Deseret Unit No. 1 recorded April 17, 1972 in said office of Recorder as Document No. 58855;

thence South 45°09'00" West, 21.49 feet;
thence South 41° 53'04" East, 48.45 feet;
thence South 00°33'00" West, 184.09 feet;
thence South 01°28'27" West, 155.02 feet;
thence South 89°27'00" East, 26.50 feet to the southwest corner of Lot 15 as shown on said Deseret Unit No. 1, Document No. 58855;
thence South 00°33'00" West, 25.00 feet to the centerline of Spruce Street; thence along the westerly extension of said Spruce Street centerline as described in the Warranty Deed between Duane E. and Mary M. Mack and The Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-Day Saints recorded January 5, 1967 in said office of Recorder in Book 47, at Page 39, as Document No. 35090, North 89°27'00" West, 42.00 feet;
thence along the westerly boundary of said Deed, Document No. 35090, South 00°33'00" West, 423.65 feet;
thence along the southerly boundary of said Deed, Document No. 35090, South 89°57'00" East, 287.26 feet;
thence along the boundary of said Adjusted Parcel 2, Document No. 546859, the following courses:

South 00°06'41" East, 310.72 feet;

South 00°22'43" East, 134.52 feet;

North 77°40'33" West, 96.31 feet;

Along the arc of a curve concave to the northeast having a radius of 625.00 feet, central angle of 35°32'22", and an arc length of 387.68 feet;

North 42°08'11" West, 315.49 feet;

North 89°57'00" West, 1794.32 feet;

North 16°12'51" East, 23.84 feet;

North 35°54'38" West, 265.77 feet;

North 12°29'38" East, 289.31 feet;

North 13°49'51" East, 303.48 feet to a point on the southerly line of Adjusted Parcel 2 as shown on the Record of Survey to Support a Boundary Line Adjustment for Roy & Margaret M. Kemply and Mack Land and Cattle Company recorded January 15, 1998 in the office of Recorder, Douglas County, Nevada as Document No. 430570;

Thence along the boundary of said Adjusted Parcel 2, Document No. 430570 the following courses:

North 38°32'11" West, 434.35 feet;

North 56°10'32" West, 157.67 feet;

North 22°37'46" West, 178.21 feet;

North 58°49'50" West, 542.89 feet;

North 68°47'24" West, 829.36 feet;

North 67°08'12" West, 338.28 feet;

North 25°15'00" East, 50.04 feet;

South 67°45'00" East, 120.17 feet;

North 25°15'00" East, 374.67 feet;

South 89°06'30" East, 120.00 feet;

South 73°44'36" East, 194.76 feet;

South 63°25'00" East, 720.00 feet;

North 26°35'00" East, 580.00 feet;

South 63°25'00" East, 495.00 feet;

North 26°35'00" East, 50.00 feet;

South 63°25'00" East, 260.00 feet;

South 26°35'00" West, 15.00 feet;

South 63°25'00" East, 205.00 feet;

North 26°35'00" East, 15.00 feet;

South 63°25'00" East, 30.00 feet to the POINT OF BEGINNING.

Document No. 2018-908904 is provided pursuant to the requirements of Section 6.NRS 111.312.

Reference is further made to adjusted Parcel 2-B on Record of survey to Support a Boundary Line Adjustment recorded January 8, 2018 as Document No. 2018-908905, Official Records of Douglas County, State of Nevada.

APN: 1320-32-201-006

STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1320-32-201-006
- 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. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$1,120,000.00
 \$ _____
 Transfer Tax Value \$1,120,000.00
 Real Property Transfer Tax Due: \$4,368.00

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 Mack Mack Capacity grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Mack Land & Cattle Company, a Partnership
 Address: PO BOX 116
Minden, NV 89423
 City, State, Zip

Print Name: DOOD, LLC, a Nevada Limited Liability Company
 Address: 1398 Madcap Lane
Gardnerville, NV 89410
 City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1704629-RLT
 Address: 1483 Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410