

DOUGLAS COUNTY, NV

**2018-912829**

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=2

**04/12/2018 01:06 PM**

FIRST CENTENNIAL - RENO (MAIN OFFICE)

KAREN ELLISON, RECORDER

E05

APN: 1220-16-610-006

Escrow No. 00234935 - 016 - 23

RPTT 0.00

When Recorded Return to:

**Thomas D Duncan**

**Evelia Duncan**

**949 Morning Star Ct**

**Gardnerville, NV 89460**

Mail Tax Statements to:

Grantee same as above

SPACE ABOVE FOR RECORDERS USE

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**Grant, Bargain, Sale Deed**

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

**Thomas D Duncan, A married man, as his sole and separate property**

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

**Thomas D Duncan and Evelia Duncan, husband and wife as joint tenants with the rights of survivorship**

all that real property situate in the City of Gardnerville, County of Douglas, State of Nevada, described as follows:

**Lot 455 of GARDNERVILLE RANCHOS UNIT NO. 2, according to the map thereof, filed in the office of the County Recorder of Douglas County, Nevada, on June 1, 1965, in Book 1 of Maps, as Document No. 28309 and Title Sheet Amended on June 4, 1965, as Document No. 28377.**

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

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SPACE BELOW FOR RECORDER

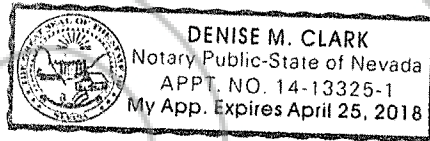
Witness my/our hand(s) this 16 day of MARCH, 2018

*Thomas D. Duncan*  
THOMAS D. DUNCAN

STATE OF NEVADA  
COUNTY OF CARSON CITY

This instrument was acknowledged before me on MARCH 16, 2018,  
by THOMAS D. DUNCAN

*Denise M. Clark*  
NOTARY PUBLIC



SPACE BELOW FOR RECORDER

1. APN: 1220-16-610-006

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: \$0.00 \_\_\_\_\_  
 Deed in Lieu of Foreclosure Only (value of property) \$0.00 \_\_\_\_\_  
 Transfer Tax Value: \$0.00 \_\_\_\_\_  
 Real Property Transfer Tax Due: \$0.00 \_\_\_\_\_

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section 5
- b. Explain Reason for Exemption: ADDING SPOUSE TO TITLE WITHOUT CONSIDERATION

5. Partial Interest: Percentage being transferred: 100%

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>Thomas D Duncan</u>	Capacity <u>Agent</u>
Signature _____	Capacity _____
<b>SELLER (GRANTOR) INFORMATION</b>	<b>BUYER (GRANTEE) INFORMATION</b>
(Required)	(Required)
Print Name: Thomas D Duncan	Print Name: Thomas D Duncan & Evelia Reyes-Duncan
Address: 949 MORNING STAR CT	Address: 949 Morning Star Ct
City/State/Zip: GARDNERVILLE, NV 89460	City/State/Zip: Gardnerville, NV 89460

#### COMPANY REQUESTING RECORDING

Co. Name: First Centennial Title Company of NV	Escrow # 00234935-016
Address: 896 West Nye Lane, Suite 104 Carson City, NV 89703	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)