

DOUGLAS COUNTY, NV  
RPTT:\$3295.50 Rec:\$35.00  
\$3,330.50 Pgs=2  
FIRST CENTENNIAL - RENO (MAIN OFFICE)  
KAREN ELLISON, RECORDER

2018-915192

06/07/2018 01:06 PM

APN: 1318-23-812-023

Escrow No. 00236684-DR  
RPTT 3,295.50  
When Recorded Return to:  
**Lori Jean Zappas, Trustee**  
770 Hillcrest Drive, #14  
Laguna Beach, CA 92651

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,

**Wow Vo Investments-Series 1, LLC, a Nevada limited liability company**

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

**Lori Jean Zappas, as Trustee of the Lori J. Zappas Revocable Trust, dated July 21, 2017**


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 5 day of June, 2018

**Wow Vo Investments - Series 1, LLC**

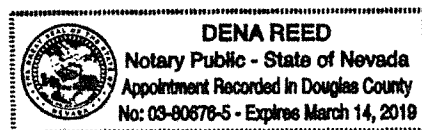
  
By: **WOW VO Inc., Its Managing Member**  
By: **Michael A. Blank, President**

STATE OF NEVADA  
County of Douglas

This instrument was acknowledged before me on 6-5, 2018,

By: Michael A. Blank

  
NOTARY PUBLIC



SPACE BELOW FOR RECORDER

Exhibit A

**PARCEL 1:**

Lot 26, in Block B, of KINGSBURY HEIGHTS SUBDIVISION, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on August 5, 1959, in Book 1 of Maps, as Document No. 14738.

**EXCEPTING THEREFROM** all that portion of said Lot 26 described as follows:

Beginning at the Southwest corner of said Lot 26; thence along the Westerly line of said Lot 26, North 4°32'11" West 29.00 feet; thence North 85°27'49" East 17.00 feet; thence South 44°08'52" East 37.64 feet to a point on the Southerly line of said Lot 26; thence along said Southerly line, South 85°27'49" West 41.00 feet to the point of beginning.

**TOGETHER WITH** that portion of Lot 27, in Block BB, of KINGSBURY HEIGHTS SUBDIVISION, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on August 5, 1959, in Book 1 of Maps, as Document No. 14738, described as follows:

Beginning at the Northeast corner of said Lot 27; thence along the Easterly line of said Lot 27, South 12°06'44" East 10.09 feet; thence South 85°27'49" West 67.00 feet; thence North 27°56'42" West 10.90 feet to a point on the Northerly line of said Lot 27; thence along said Northerly line, North 85°27'49" East 70.00 feet to the point of beginning.

**PARCEL 2:**

An Easement beginning at the Southwest corner of said Lot 26; thence North 04°32'11" West 15.00 feet to the True Point of Beginning; thence North 04°32'11" West 14.00 feet; thence North 85°27'49" East 17.00 feet; thence South 44°08'52" East 18.17 feet; thence South 85°27'49" West 28.59 feet to the True Point of Beginning, as reserved in Grant, Bargain, Sale Deed recorded August 10, 1978, in Book 878, Page 844, as Document No. 23944, re-recorded August 21, 1978, in Book 878, Page 1742, as Document No. 24358 and re-recorded October 3, 1978, in Book 1078, Page 195, as Document No. 25947, Official Records, Douglas County, Nevada.

**NOTE:** Said legal description previously recorded in Grant, Bargain and Sale Deed recorded May 31, 2017, as Document No. 2017-899343, Official Records, Douglas County, Nevada.

SPACE BELOW FOR RECORDER

1. APN: 1318-23-812-023

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:** \$845,000.00  
 Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 Transfer Tax Value: \$845,000.00  
 Real Property Transfer Tax Due: \$ 3,295.50

4. **If Exemption Claimed**

- a. Transfer Tax Exemption, per NRS 375.090, Section \_\_\_\_
- b. Explain Reason for Exemption: \_\_\_\_

5. Partial Interest: Percentage being transferred: 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>[Signature]</u>	Capacity <u>Grantor</u>
Signature _____	Capacity _____
<b>SELLER (GRANTOR) INFORMATION</b>	<b>BUYER (GRANTEE) INFORMATION</b>
(Required)	(Required)
Print Name: <b>Wow Vo Investments-Series 1, LLC</b>	Print Name: <b>Lori Jean Zappas, as Trustee of The Lori*</b>
Address: <b>P.O. Box 10193</b>	Address: <b>770 Hillcrest Drive #14</b>
City/State/Zip: <b>Zephyr Cove, NV 89448</b>	City/State/Zip: <b>Laguna Beach, CA 92651</b>

**COMPANY REQUESTING RECORDING**

Co. Name: <b>First Centennial Title Company of NV</b>	Escrow # <b>00236684-016</b>
Address: <b>896 West Nye Lane, Suite 104 Carson City, NV 89703</b>	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)

\*J. Zappas Revocable Trust, dated July 21, 2017