

DOUGLAS COUNTY, NV
RPTT:\$3315.00 Rec:\$35.00
\$3,350.00 Pgs=4
ETRCO
KAREN ELLISON, RECORDER

2018-916918

07/19/2018 12:15 PM

APN# : 1220-05-000-014
RPTT: \$3,315.00

Recording Requested By:
Western Title Company

Escrow No.: 097498-TEA
When Recorded Mail To:

Donald D. Chapin, Jr.
Barbara A. Chapin
480 Crazy Horse Road
Salinas, CA 93907

Mail Tax Statements to: (deeds only)
Same as Above

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.
(Per NRS 239B.030)

Signature

Traci Adams

Escrow Officer

Grant, Bargain, and Sale Deed

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Dorian Del Conte, Successor Trustee of The Di Salvo 1992 Living Trust dated December 28, 1992

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Donald D. Chapin, Jr. and Barbara A. Chapin, as Co-Trustees of The Chapin Living Trust dated April 27, 1999

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas State of Nevada bounded and described as follows:

See attached Exhibit A

TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 05/30/2018

The Di Salvo 1992 Living Trust dated December 28, 1992

Dorian Del Conte
Dorian Del Conte, Successor Trustee

STATE OF Nevada

COUNTY OF Douglas

} ss

This instrument was acknowledged before me on
July 12, 2018

By Dorian Del Conte.
[Signature]
Notary Public



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 a portion of Sections 4 & 5, Township 12 North, Range 20 East, Mount Diablo Meridian, Douglas County, Nevada, described as follows:

Commencing at the Southwest corner of Parcel 3-D as shown on that Parcel Map for Molsberry Trust as recorded in Book 491 at Page 2468 as Document No. 248779;

thence North 00°00'01" West 466.22 feet;

thence North 02°05'47" East, 24.57 feet to the Northeast corner of adjusted A.P.N. 1220-04-002-007 as shown on that Record of Survey Supporting a Boundary Line Adjustment for Nick DiSalvo and Carlos Iribarren and Isabel R. Iribarren Family Trust as recorded in Book 0602 at Page 2773 as Document No. 544262, the Point of Beginning;

thence per said Record of Survey Document No. 544262 the following courses:

North 87°32'11" West, 138.54 feet;

South 29°15'41" West, 27.38 feet;

South 77°42'12" West, 197.80 feet;

North 84°38'59" West, 77.70 feet;

North 50°37'02" West, 74.54 feet;

North 50°37'19" West, 54.72 feet;

North 58°45'06" West, 359.09 feet;

North 67°38'53" West, 134.14 feet;

North 76°44'22" West, 173.04 feet;

North 74°10'21" West, 357.14 feet;

North 76°57'20" West, 325.30 feet;

North 70°55'04" West, 187.97 feet;

North 88°20'51" West, 149.71 feet;

North 00°00'11" East, 428.81 feet;

North 00°02'44" West, 450.09 feet;

North 00°18'09" East, 127.88 feet;

South 63°46'20" East, 1063.83 feet;

North 75°02'28" East, 94.74 feet;

South 59°57'48" East, 52.00 feet;

South 59°25'17" East, 151.00 feet;

North 30°34'43" East, 30.00 feet;

South 59°25'17" East, 594.55 feet;

South 62°00'32" East, 320.83 feet;

South 66°55'18" East, 201.62 feet;

South 67°13'40" East, 399.96 feet;

South 00°11'23" East, 141.20 feet;

South 00°10'56" West 244.26 feet;

thence leaving said document No. 544262 North 87°29'09" West, 337.30 feet;

thence North 00°00'01" West, 25.60 feet;

thence North 87°54'03" West, 139.09 feet to the Point of Beginning.

The Basis of Bearing of this description is the East line of Parcel 3-D as shown on the Parcel Map for Molsberry Trust recorded April 19, 1991 as Document No. 248779 and as shown on the Record of Survey for Nick DiSalvo, Carlos Iribarren, and Isabel R. Iribarren recorded June 10, 2002 as Document No. 544262.

NOTE: The above metes and bounds description appeared previously in that certain Quitclaim Deed recorded in the office of the County Recorder of Douglas County, Nevada on December 31, 2007, in Book 1207, Page 6526 as Document No. 715519 of Official Records.

Assessor's Parcel Number(s):

1220-05-000-014

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1220-05-000-014

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 #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$850,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____
 Transfer Tax Value: \$850,000.00
 Real Property Transfer Tax Due: \$3,315.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 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 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 [Handwritten Signature] Capacity Escrow Assistant
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Dorian Del Conte, Successor Trustee of The Di Salvo 1992 Living Trust dated December 28, 1992

Print Name: Donald D. Chapin, Jr. and Barbara A. Chapin, as Co-Trustees of The Chapin Living Trust dated April 27, 1999

Address: 4695 Tonino Dr
 City: San Jose
 State: CA Zip: 95236

Address: 480 Crazy Horse Road
 City: Salinas
 State: CA Zip: 93907

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company
 Address: Douglas Office
1362 Highway 395, Ste. 109
 City/State/Zip: Gardnerville, NV 89410

Esc. #: 097498-TEA