

A.P.N.: 142007611039
File No: 46001-1576406-18 (rc)
R.P.T.T.: \$1,181.70

When Recorded Mail To: Mail Tax Statements To:
Grantee
3548 Shadow Lane
Carson City, NV 89705

GRANT, BARGAIN and SALE DEED

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

Kenneth L. Dutra (who aquired title as an unmarried man) and Dorothy Edwards,
husband and wife

do(es) hereby *GRANT, BARGAIN and SELL* to

Helmut Hussman, an unmarried man

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

Lot 12, Block C, as shown on the map of SUNRIDGE HEIGHTS PHASE 2, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on September 30, 1993, in Book 993, Page 6482, as Document No. 319089.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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

Date: 07/26/2018



Kenneth L. Dutra



Dorothy Edwards

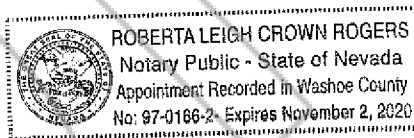
STATE OF **NEVADA**)
)
 : **SS.**
)
COUNTY OF **WASHOE**)

This instrument was acknowledged before me on July 26, 2018 by **Kenneth L. Dutra and Dorothy Edwards.**



Notary Public

(My commission expires: 11.2.20)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **July 26, 2018** under Escrow No. **46001-1576406-18.**

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 142007611039
- 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$303,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$303,000.00
- d) Real Property Transfer Tax Due \$1,181.70

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: *Kenneth L. Dutra* Capacity: Seller
 Signature: *Dorothy Edwards* Capacity: Seller

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: Kenneth L. Dutra and Dorothy Edwards
 Address: 1414 Diamond Country
 City: Reno
 State: NV Zip: 89521

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Helmut Hussman
 Address: 3548 Shadow Lane
 City: Carson City
 State: NV Zip: 89705

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: North American Title Company File Number: 46001-1576406-18 rc/ np
 Address: 10655 Professional Circle, Suite A
 City: Reno State: NV Zip: 89521

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)