

DOUGLAS COUNTY, NV

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=3

RELIANT TITLE - RENO

KAREN ELLISON, RECORDER

2018-917420

07/30/2018 03:18 PM

E05

RECORDING REQUESTED BY:

Reliant Title
6490 S. McCarran Blvd., Ste. B-10
Reno, NV 89509
Escrow No.: 202-1801035-FF

**WHEN RECORDED MAIL TO and
MAIL TAX STATEMENTS TO:**

Bryan Rice and Tisha Rice
1540 W High Pointe Court
Minden, NV 89423

R.P.T.T.: \$

A.P.N.: 1420-27-701-018

GRANT, BARGAIN, SALE DEED

THE INDENTURE WITNESSETH: That Richard Anthony Robinson, Trustee of the Richard Anthony Robinson Living Trust, dated February 26, 2014

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and

Convey to **BRYAN RICE AND TISHA RICE, HUSBAND AND WIFE, AS JOINT TENANTS.**

all that real property situated in Douglas County, State of Nevada, bounded and described as follows:

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

Parcel 4C-2, as shown on Parcel Map LDA #98-059 for Raymond M. Smith, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on December 2, 1998, in Book 1298, Page 512, as Document No. 455431.

APN: 1420-27-701-018

SUBJECT TO: 1. Taxes for the fiscal year 2017-2018.
2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now of record.

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

Date: July 27, 2018

The Richard Anthony Robinson Living Trust

Richard Anthony Robinson TRUSTEE
Richard Anthony Robinson, Trustee

STATE OF _____

COUNTY OF _____

I, _____, a Notary Public for the County of _____ and State
of _____, do hereby certify that

_____ personally appeared before me this day and
acknowledged the due execution of the foregoing instrument.

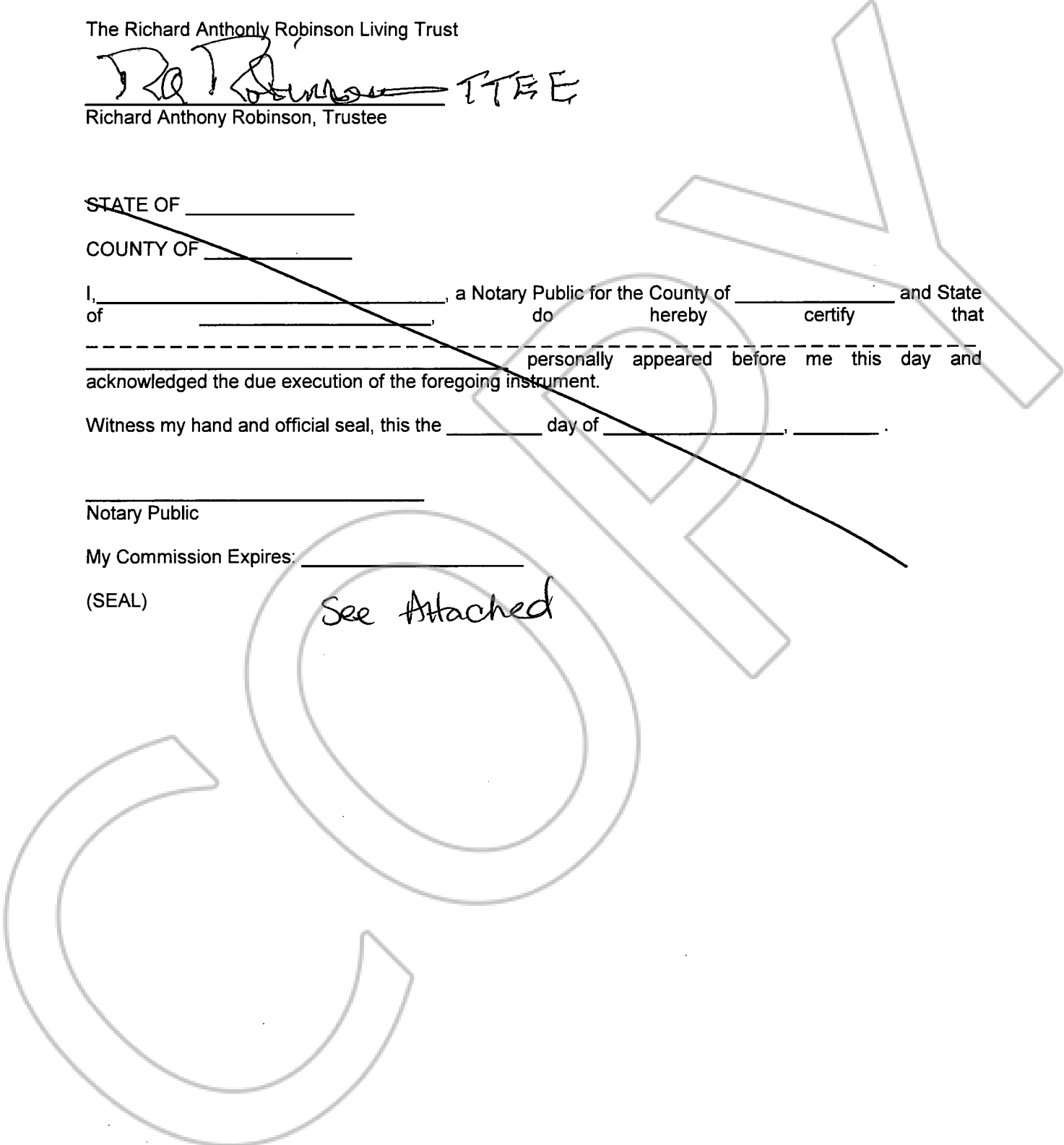
Witness my hand and official seal, this the _____ day of _____, _____.

Notary Public

My Commission Expires: _____

(SEAL)

See Attached



ALL-PURPOSE ACKNOWLEDGMENT

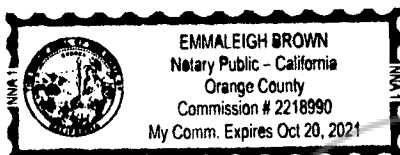
State of California

County of Orange

On July 27, 2018 before me, Emma Leigh Brown
DATE NAME OF NOTARY PUBLIC

personally appeared Richard Anthony Robinson
NAME(S) OF SIGNER(S)

personally known to me OR 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.



Place Notary Seal or Stamp Here

WITNESS my hand and official seal.

Emma Leigh Brown
SIGNATURE OF NOTARY

ATTENTION NOTARY: Although the information requested below is OPTIONAL, it may prove valuable to persons relying on this Acknowledgment and could prevent fraudulent reattachment of this certificate to another document.

DESCRIPTION OF ATTACHED DOCUMENT

Grand, Bargain, Sale Deed
TITLE OR TYPE OF DOCUMENT

THIS CERTIFICATE
MUST BE ATTACHED
TO THE DOCUMENT
DESCRIBED AT RIGHT

2
NUMBER OF PAGES

DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1420-27-701-018
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) Vacant Land b) Sgl. Fam. Residence
 c) Condo/Twnhse d) 2-4 Plex
 e) Apt. Bldg. f) Comm'l/Ind'l
 g) Agricultural h) Mobile Home
 Other: _____

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

3. a. Total Value/Sale Price of Property: \$: 0
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$: 0
 d. Real Property Transfer Tax Due: \$: 0

4. IF EXEMPTION CLAIMED:

a. Transfer Tax Exemption, per NRS 375.090, Section: 5
 b. Explain Reason for Exemption: Parents Deeding to daughter + son in law
 5. Partial Interest: Percentage Being Transferred: 100.00% Without Consideration

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 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: [Signature] Capacity: Grantor
 Signature: _____ Capacity: _____

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

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

Print Name: <u>ROBINSON, RICHARD ANTHONY TTEE</u>	Print Name: <u>Bryan Rice and Tisha Rice</u>
Address: <u>1540 W High Pointe Court</u>	Address: <u>1540 W High Pointe Court</u>
City: <u>Minden</u>	City: <u>Minden</u>
State: <u>NV</u> Zip: <u>89423</u>	State: <u>NV</u> Zip: <u>89423</u>

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

Print Name: Reliant Title Esc. #: 202-1801035
 Address: 6490 S. McCarran Blvd., Ste. B-10
 City: Reno State: NV Zip: 89509

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED