

DOUGLAS COUNTY, NV
RPTT:\$0.00 Rec:\$35.00
\$35.00 Pgs=2
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER
2018-919908
09/21/2018 02:48 PM
E03

WHEN RECORDED MAIL TO:
Frank J. Fair and Kristen Fair
CMR 467 Box 5721
APO AE
US 09096
MAIL TAX STATEMENTS TO:
Same as above

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons. (Pursuant to NRS 239b.030)

Escrow No. 1804098-RLT
APN 1022-29-101-002
R.P.T.T. \$0.00

Space Above for Recorder's Use Only

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Virginia A. Kawai formally known as Virginia A. Fair

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to

Frank J. Fair and Kristen Fair, husband and wife as joint tenants with right of survivorship

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

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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

It is the express intent of the grantor, to convey all right, title and interest of the grantor, community or otherwise in the life estate, in and to the herein described property to the grantee as his/her sole and separate property.

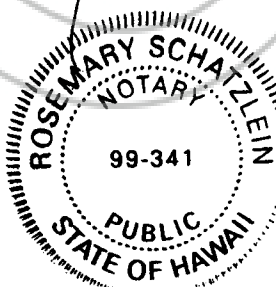
Virginia A Kawai
Virginia A. Kawai

STATE OF HAWAII }
COUNTY OF HAWAII } SS:

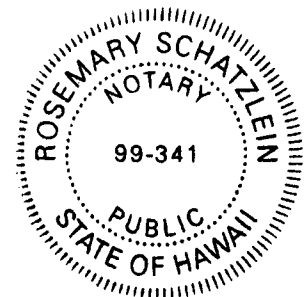
This instrument was acknowledged before me on SEPTEMBER 6, 2018
by VIRGINIA A. KAWAI

NOTARY PUBLIC
ROSEMARY SCHATZLEIN

MY COMMISSION EXPIRES 07/07/2019



NOTARY CERTIFICATION
Doc. Date: NO DATE # Pages: 2
Name: Rosemary Schatzlein - Third Circuit
Doc. Description: _____
Notary Signature: [Signature] Date: 9-6-2018



Escrow No. 1804098-RLT

EXHIBIT A
LEGAL DESCRIPTION

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

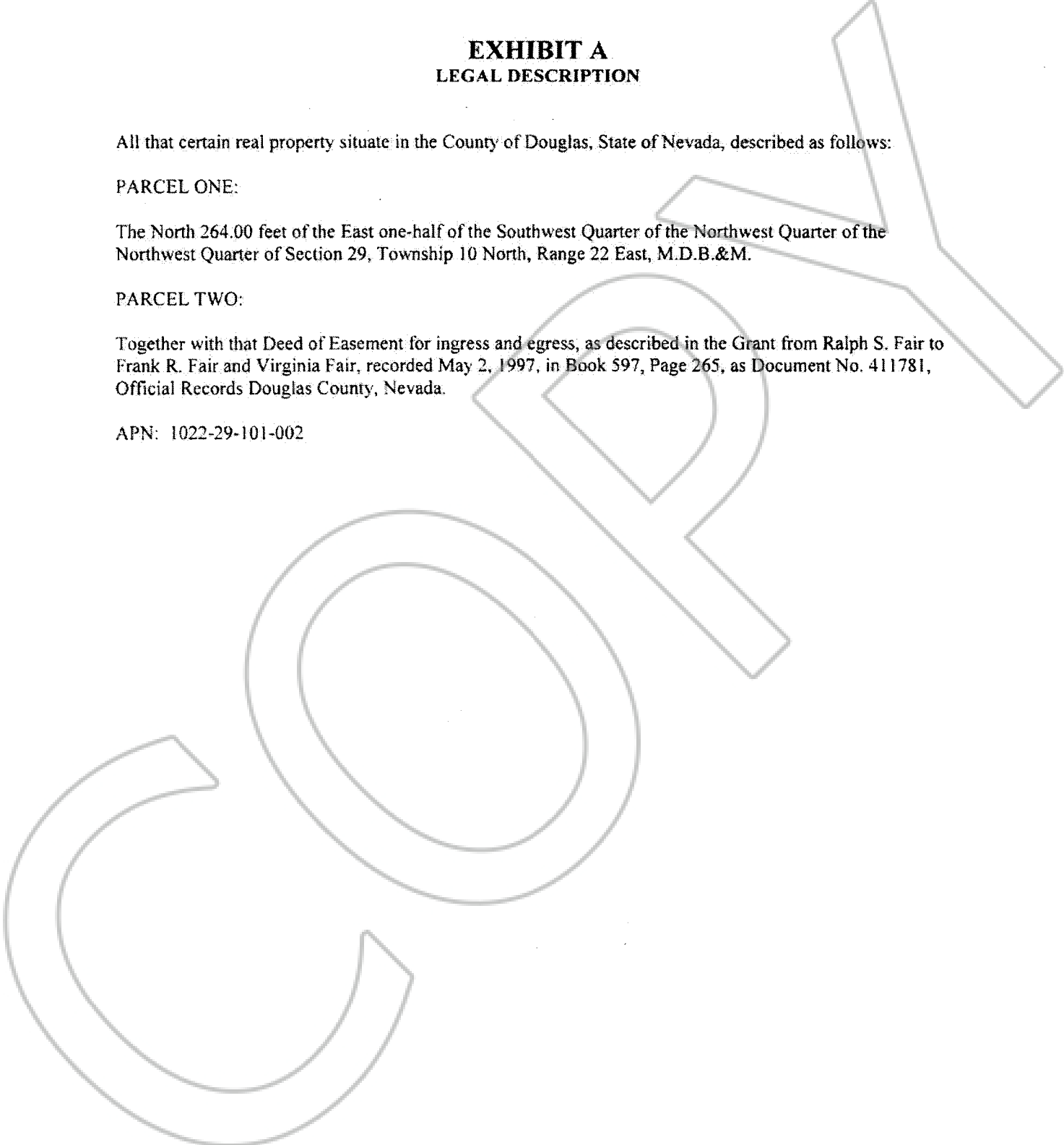
PARCEL ONE:

The North 264.00 feet of the East one-half of the Southwest Quarter of the Northwest Quarter of the Northwest Quarter of Section 29, Township 10 North, Range 22 East, M.D.B.&M.

PARCEL TWO:

Together with that Deed of Easement for ingress and egress, as described in the Grant from Ralph S. Fair to Frank R. Fair and Virginia Fair, recorded May 2, 1997, in Book 597, Page 265, as Document No. 411781, Official Records Douglas County, Nevada.

APN: 1022-29-101-002



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1022-29-101-002
- 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 ONLY
Notes: _____

3. Total Value/Sales Price of Property:

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

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section 3
- b. Explain Reason for Exemption: Divesting any interest created pursuant to Life Estate Deed recorded on 9-8-03 Document 0589121

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 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: Virginia A Kawai Capacity: grantor
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Virginia A. Kawai Virginia A Kawai Print Name: Frank J. Fair and Kristen Fair
 Address: P.O BOX 6 Address: CMR 467 Box 5721
 City: KAMUELA City: APP AE
 State: HI Zip: 96743 State: United States Zip: 09096

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1804098-RLT
 Address: 1483 Highway 395 #B
 City: Gardnerville State: Nevada Zip: 89410

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)