

DOUGLAS COUNTY, NV
RPTT:\$1365.00 Rec:\$35.00
\$1,400.00 Pgs=2 09/21/2018 02:48 PM
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Paul Russo

4069 PRESIDIO DRIVE
SIMI VALLEY, CA 93063

MAIL TAX STATEMENTS TO:
Paul Russo
4069 PRESIDIO DRIVE

SIMI VALLEY, CA 93063

Escrow No. 1804098-RLT

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)

APN No.: 1022-29-101-002
R.P.T.T. \$1,365.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Frank J. Fair and Kristen Fair, Husband and Wife, as Joint Tenants with Right of Survivorship

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do does hereby Grant, Bargain, Sell and Convey to Paul Russo , a married man as his sole and separate property

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.

Frank J. Fair

Frank J. Fair

Kristen Fair

Kristen Fair

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on _____
by Frank J. Fair and Kristen Fair

B

NOTARY PUBLIC
Sep. 10 2018

BROCK R. RIVERA
SSG USA
PARALEGAL NCO
10USC1044A



**WITHIN THE
ARMED FORCES
NOTARY PUBLIC
10 USC 1044A**

Order No.: 01804098-RLT

EXHIBIT A

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

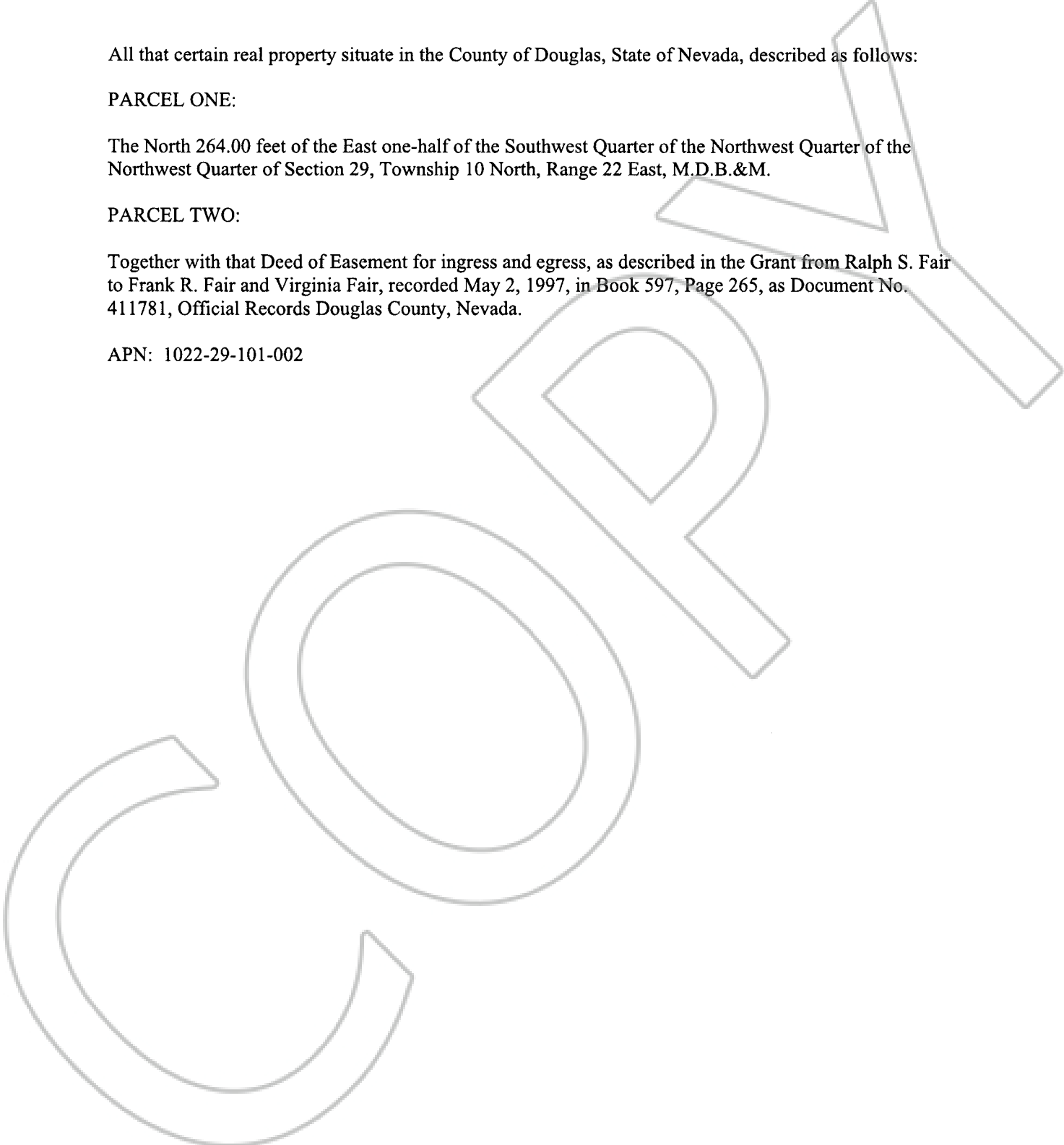
PARCEL ONE:

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	
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property: \$ 350,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 350,000.00
 d. Real Property Transfer Tax Due: \$ 1,365.00

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

5. Partial Interest: Percentage being transferred: _____ %

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 _____ Capacity agent
 Signature _____ Capacity _____

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

Print Name: Frank J. Fair + Krisden Fair
 Address: CMR 467 Box 5721
 City: APC
 State: AZ Zip: 09096

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

Print Name: Paul Russo
 Address: 4069 PRESIDIO DRIVE
 City: SIMI VALLEY
 State: CA Zip: 93063

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01804098-020-RLT
 Address: 1483 Highway 395 N. Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED