

DOUGLAS COUNTY, NV **2018-921656**
RPTT:\$1719.90 Rec:\$35.00
\$1,754.90 Pgs=2 **10/31/2018 01:27 PM**
TICOR TITLE CARSON CITY- 307 WEST WINNIE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Timothy K. Brown and Jean Courey Brown, Trustees
of The Brown Family Trust Agreement, dated February
21, 2002
3553 Mont Blanc Court
Carson City, NV 89705

MAIL TAX STATEMENTS TO:
SAME AS ABOVE

Escrow No. 1804838-DC1

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.: 1318-23-310-006
R.P.T.T. \$1,794.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

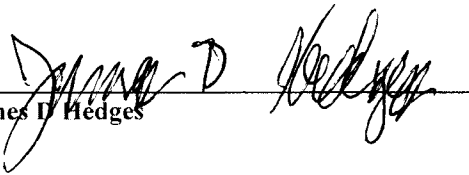
THIS INDENTURE WITNESSETH: That James D Hedges, a married man as his sole and separate property

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant,
Bargain, Sell and Convey to Timothy K. Brown and Jean Courey Brown, Trustees of The Brown Family
Trust Agreement, dated February 21, 2002

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

Lot 47, Block B, as shown on the Official Amended Map of Lake Village Unit No. 1, recorded in the office
of the County Recorder of Douglas County, State of Nevada, on June 29, 1970, in Book 1 of Maps as
Document No. 48573, Official Records of Douglas County, Nevada.

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

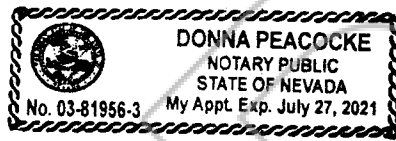
James D Hedges 

STATE OF NEVADA
COUNTY OF CARSON CITY

} ss:

This instrument was acknowledged before me on , 10-30-18
by James D Hedges

Donna Peacocke
NOTARY PUBLIC



COPY

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1318-23-310-006
 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: \$ 441,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 441,000.00
 d. Real Property Transfer Tax Due: \$ 1,719.90

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 James D Hedges Capacity SELLER
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: James D Hedges
 PO BOX 790, 250 German School Rd
 Address: St George, ONTARIO
 City: CANADA
 State: _____ Zip: N0E1N0

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: TIMOTHY K. BROWN AND JEAN COURTNEY BROWN, TRUSTEES
 Address: 3553 Mont Blanc Ct.
 City: Carson City
 State: NV. Zip: 89705

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01804838-010-DC1
 Address: 307 W. Winnie Lane Suite #1
 City, State, Zip: Carson City, NV 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED