

DOUGLAS COUNTY, NV **2018-922220**  
RPTT:\$2492.10 Rec:\$35.00  
\$2,527.10 Pgs=3 11/14/2018 10:48 AM  
TICOR TITLE CARSON CITY- 307 WEST WINNIE  
KAREN ELLISON, RECORDER

**WHEN RECORDED MAIL TO:**

John L Mays  
2502 East Valley Road  
Minden NV 89423

**MAIL TAX STATEMENTS TO:**

Same As Above

Escrow No. 1805463-DKD

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.: 1320-03-001-021

R.P.T.T. \$2,492.10

SPACE ABOVE FOR RECORDER'S USE ONLY


**GRANT, BARGAIN, SALE DEED**


**THIS INDENTURE WITNESSETH:** That Leon David Daniel and Madora L Daniel, husband and wife as joint tenants

**FOR A VALUABLE CONSIDERATION,** receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to John L Mays, an unmarried man

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.

  
\_\_\_\_\_  
Leon D Daniel aka  
Leon David Daniel

  
\_\_\_\_\_  
Madora L Daniel

STATE OF NEVADA  
COUNTY OF CARSON CITY

} ss:

This instrument was acknowledged before me on , \_\_\_\_\_  
by Leon D Daniel and Madora L Daniel  
/aka Leon David Daniel

11.7.18

  
\_\_\_\_\_  
NOTARY PUBLIC



Escrow No. 1805463-DKD

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Parcel A as shown on the Record of Survey in Support of a Boundary Line Adjustment for Steve L. and Janae Z. Shaffer, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on May 15, 1997 in Book 597, Page 2653, as File No. 412644, Official Records, being more particularly described as follows:

All that certain lot, piece, parcel or portion of land situate, lying and being within the Northeast 1/4 of Section 3, Township 13 North, Range 20 East, M.D.M., Douglas County, Nevada and more particularly described as follows:

All that portion of Parcel A as shown on the Parcel Map for Steve Shaffer filed for record August 29, 1977 in Book 877 at Page 1783 as Document Number 12401, Official Records of Douglas County, Nevada, described as follows:

Commencing at the southwest corner of said Parcel A which point is the TRUE POINT OF BEGINNING; thence along the West line of said Parcel A North 00°24'00" East a distance of 150.19 feet; thence leaving said West line South 89°45'13" East a distance of 330.74 feet to a point on the East line of said Parcel A, which line is also the centerline of East Valley Road; thence along said East line South 00°33'00" West a distance of 150.74 feet to the Southeast corner of said Parcel A; thence along the South line of said Parcel A North 89°39'29" West a distance of 330.35 feet to the TRUE POINT OF BEGINNING.

APN: 1320-03-001-021

Note: Document No. 466582 is provided pursuant to the requirements of Section 6.NRS 111.312.

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1320-03-001-021  
 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:                      \$ 639,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    \$ \_\_\_\_\_  
 c. Transfer Tax Value    \$ 639,000.00  
 d. Real Property Transfer Tax Due:                                \$ 2,492.10

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 \_\_\_\_\_ Capacity Agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
 (REQUIRED)  
 Print Name: Leon D Daniel & Madora L Daniel  
 Address: 3352 Loni Road #162  
 City: Carson City  
 State: NV Zip: 89706

**BUYER (GRANTEE) INFORMATION**  
 (REQUIRED)  
 Print Name: John L Mays  
 Address: 2502 East Valley Road  
 City: Minden  
 State: NV Zip: 89423

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01805463-010-DKD  
 Address: 307 W. Winnie Lane Suite #1  
 City, State, Zip: Carson City, NV 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED