

A.P.N.: 1420-08-217-034
File No: 143-2554469 (NF)
R.P.T.T.: \$1,540.50

When Recorded Mail To: Mail Tax Statements To:
Simeon Mina and Kimerly Mina
5607 Brubeck Street
Ventura, CA 93003

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Paul M. Spencer and Paula J. Spencer, husband and wife as joint tenants

do(es) hereby *GRANT, BARGAIN and SELL* to

Simeon Mina and Kimerly Mina, husband and wife as joint tenants

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

**LOT 639 AS SET FORTH ON THAT CERTAIN FINAL MAP NUMBER LDA #99-054-6
SUNRIDGE HEIGHTS III, PHASE 6, A PLANNED UNIT DEVELOPMENT, FILED IN THE
OFFICE OF THE DOUGLAS COUNTY RECORDER ON AUGUST 24, 2004 IN BOOK 0804,
PAGE 10164, AS DOCUMENT NO. 622411.**

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 11/06/2018

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1420-08-217-034
- 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$395,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$395,000.00
- d) Real Property Transfer Tax Due \$1,540.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: *Paul M. Spencer*

Capacity: *E. officer*

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

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

Print Name: Paul M. Spencer and Paula J. Spencer

Address: 334 Chelan Ct

City: Simi Valley

State: CA Zip: 93065

Print Name: Simeon Mina and Kimerly Mina

Address: 5607 Brubeck Street

City: Ventura

State: CA Zip: 93003

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

Print Name: First American Title Insurance Company File Number: 143-2554469 NF/ NF

Address: 1663 US Highway 395, Suite 101

City: Minden State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)