

A.P.N.: 1319-30-627-002  
File No: 123-2556906 (VD)  
R.P.T.T.: \$1,786.20

When Recorded Mail To: Mail Tax Statements To:  
Mary Birrell  
100 Lucky Drive #107  
Corte Madera, CA 94925

***GRANT, BARGAIN and SALE DEED***

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

Brian M. Healy and Michaela Healy, husband and wife as community property with right of survivorship

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

Mary Birrell, an unmarried woman

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

**LOT 101, UNIT B, TAHOE VILLAGE UNIT NO. 1, AN AMENDED MAP OF ALPINE VILLAGE UNIT NO. 1, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON DECEMBER 7, 1971, AS DOCUMENT NO. 55769.**

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: 12/28/2018

Brian M. Healy  
Brian M. Healy

Michaela Healy  
Michaela Healy

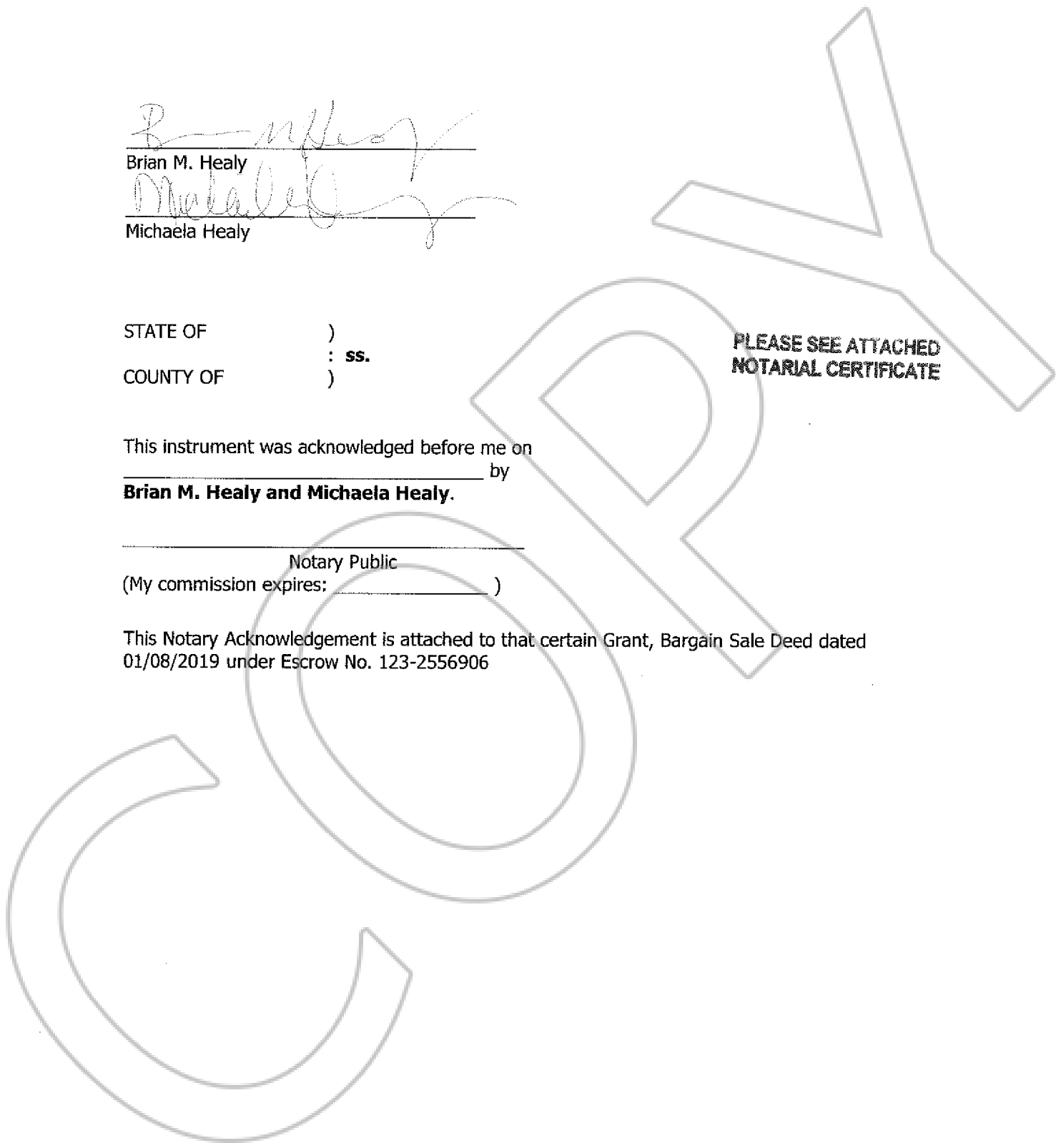
STATE OF )  
                  ) : ss.  
COUNTY OF )

PLEASE SEE ATTACHED  
NOTARIAL CERTIFICATE

This instrument was acknowledged before me on \_\_\_\_\_ by  
**Brian M. Healy and Michaela Healy.**

\_\_\_\_\_  
Notary Public  
(My commission expires: \_\_\_\_\_ )

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 01/08/2019 under Escrow No. 123-2556906



# ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Sacramento )

On 1/18/2019 before me, Marshall T. Hendricks, Notary Public  
(insert name and title of the officer)

personally appeared Brian M. Healy and Michaela Healy  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Marshall T. Hendricks (Seal)



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 1319-30-627-002  
 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: \$458,000.00  
 b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 c) Transfer Tax Value: \$458,000.00  
 d) Real Property Transfer Tax Due \$1,786.20

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: *Mary Birrell*  
 Signature: \_\_\_\_\_

Capacity: Grantee  
 Capacity: \_\_\_\_\_

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

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

Print Name: Brian M. Healy and Michaela Healy  
 Address: 112 Cobb Ct  
 City: Folsom  
 State: CA Zip: 95630

Print Name: Mary Birrell  
 Address: 100 Lucky Drive, #107  
 City: Corte Madera  
 State: CA Zip: 94925

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

Print Name: First American Title Insurance Company  
 Address: 940 Southwood Blvd, Suite 203  
 City: Incline Village

File Number: 123-2556906 VD/km  
 State: NV Zip: 89451

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

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Signature: [Signature] Capacity: Grantor  
 Signature: [Signature] Capacity: Grantor

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Brian M. Healy and Michaela  
 Print Name: Healy  
 Address: 112 Cobb Ct  
 City: Folsom  
 State: CA Zip: 95630

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: Mary Birrell  
 Address: 100 Lucky Drive #107  
 City: Corte Madera  
 State: CA Zip: 94925

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 First American Title Insurance  
 Print Name: Company File Number: 123-2556906 VD/ km  
 Address: 940 Southwood Blvd, Suite 203  
 City: Incline Village State: NV Zip: 89451

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