

DOUGLAS COUNTY, NV **2019-927402**  
RPTT:\$2336.10 Rec:\$35.00  
\$2,371.10 Pgs=3 **04/02/2019 03:17 PM**  
SIGNATURE TITLE - ZEPHYR COVE  
KAREN ELLISON, RECORDER

APN: 1318-26-101-032

**RECORDING REQUESTED BY:  
SIGNATURE TITLE COMPANY, LLC  
212 ELKS POINT RD, STE 445  
P.O. BOX 10297  
ZEPHYR COVE, NV 89448**

**MAIL RECORDABLE DOCS AND  
TAX STATEMENTS TO:  
TOMMY W BURNS  
23384 WHITE OAK LANE  
MURRIETTA, CA 92562**

**ESCROW NO: 11000545-JML**

RPTT \$2,336.10

**GRANT, BARGAIN, SALE DEED**

**THIS INDENTURE WITNESSETH: That Wilfred M. Noble, Jr. (aka Neill Noble) and Janice E. Noble, Trustees of The Hawthorne Way Trust, dated July 13, 2007**

**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell, and Convey to:**

**Tommy W. Burns and Doreen Burns, husband and wife as joint tenants with right of survivorship**

**all that real property situated in the City of Stateline, County of Douglas, State of Nevada, described as follows:**

**See Exhibit A attached hereto and made a part hereof.**

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

The Hawthorne Way Trust, dated July 13, 2007

*Wilfred M. Noble Jr.* Trustee  
Wilfred M. Noble Jr., (aka Neill Noble) Trustee

*Janice E. Noble*, Trustee  
JANICE E, NOBLE, Trustee

STATE OF NEVADA  
COUNTY OF Douglas

} ss:

This instrument was acknowledged before me on February 28, 2018

by Wilfred M. Noble, Jr. and Janice E. Noble

Notary Public

*[Handwritten Signature]*

(seal)



Exhibit A

Commencing at the quarter corner common to Sections 23 and 26, Township 13 North, Range 18 East, M.D.B. & M.

thence from said point of commencement North 89° 46' West along the North line of said Section 26, a distance of 491.40 feet;

thence leaving said line South 0°08' West a distance of 790.71 feet

thence North 89°46' West a distance of 163.80 feet to the point of beginning for the description;

thence from said point of beginning South 0°08' West a distance of 87.85 feet

thence North 89°46' West a distance of 163.80 feet

thence North 0°08' East a distance of 87.85 feet

thence South 89°46' East, a distance of 163.80 feet to the point of beginning

Excepting Therefrom any portion thereof which may lie within the boundaries of Sequoia Drive (the Easterly 20.0 feet) and Hawthorne Way (the Westerly 10.0 feet) and the Northerly portion of the above described property

Note: The above metes and bounds description appeared previously in that certain document recorded December 26, 2012 in Book 1212 Page 6943, as Instrument No. 815166.

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 1318-26-101-032
- 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
- Other

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

**3. Total Value/Sales Price of Property:**

\$599,000.00

Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )

Transfer Tax Value \$599,000.00

Real Property Transfer Tax Due: \$2,336.10

**4. If Exemption Claimed**

- a. Transfer Tax Exemption, per NRS 375.090, Section \_\_\_\_\_
- b. Explain Reason for Exemption: \_\_\_\_\_

**5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %**

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 [Signature] Capacity Grantor

Signature \_\_\_\_\_ Capacity Grantee

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

**(Required)**

**(Required)**

Print Name: Wilfred M. Noble, Jr. (aka Neill Noble) and Janice E. Noble, Trustees of The Hawthorne Way Trust, dated July 13, 2007

Print Name: Tommy W. Burns

Address: PO Box 10115  
Zephyr Cove, NV 89448

Address: 23384 White Oak Lane  
Murrietta, CA 92562

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

Print Name: Signature Title Company LLC Escrow #: 11000545-JML

Address: 212 Elks Point Road, Suite 445, PO Box 10297  
Zephyr Cove, NV 89448

**AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED**