

DOUGLAS COUNTY, NV

2019-928136

RPTT:\$657.15 Rec:\$35.00

\$692.15 Pgs=3

04/23/2019 11:00 AM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:

Michael Holden Calamaro and Carol Diane Olmstead,
Trustee of the Calamaro Olmstead Revocable Trust
dated March 26, 2018

PO Box 82
Big Pine, CA 93513

MAIL TAX STATEMENTS TO:

Michael Holden Calamaro and Carol Diane Olmstead,
Trustee of the Calamaro Olmstead Revocable Trust
dated March 26, 2018

Escrow No. 1901604-RLT

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.: 1320-33-401-022

SPACE ABOVE FOR RECORDER'S USE ONLY

R.P.T.T. \$ 657.15

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Patricia Lynn Gage, An Unmarried Woman

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant,
Bargain, Sell and Convey to Michael Holden Calamaro and Carol Diane Olmstead, Trustee of the Calamaro
Olmstead Revocable Trust dated March 26, 2018

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.

Patricia Lynn Gage
Patricia Lynn Gage

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss: 4/22/19

This instrument was acknowledged before me on, _____
by Patricia Lynn Gage

NOTARY PUBLIC



Escrow No. 1901604-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

A parcel of land situated in the South 1/2 of the Southwest 1/4 of Section 33, in Township 13 North, Range 20 East, M.D.M., more particularly described as follows to wit;

Beginning at a point on the Easterly line of School Street (aka Gilman Avenue), 91-1/2 feet Northeasterly from the intersection of the Northerly line of Minnie Street (aka Douglas Avenue) with the Easterly line of School Street; thence Northeasterly along the easterly line of School Street 60 feet; thence Southeasterly 50 feet, more or less, to the Westerly line of the lands belonging to Peter Jacobsen, thence Southerly 60 feet to a point 91-1/2 feet Northerly from the Northerly line of Minnie Street; thence Northwesterly 50 feet, more or less, to the point of Beginning.

APN: 1320-33-401-022

Note: Document No. 2018-922956 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. 1320-33-401-022
 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: \$ 168,088.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 168,088.00
 d. Real Property Transfer Tax Due: \$ 657.15

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 Patricia Lynn Gage Capacity grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Patricia Lynn Gage
 Address: 1332 Topaz Lane
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Michael Holden Calamaro and Carol Diane Olmstead, Trustee of the Calamaro Olmstead Revocable Trust dated March 26, 2018
 Address: PO BOX 82
 City: Big Pine
 State: CA Zip: 93513

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01901604-020-RLT
 Address: 1483 Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED