

APN: 1220-03-310-001

RECORDING REQUESTED BY

Gardnerville Water Company,
A Nevada non-profit Corporation
1579 Virginia Ranch Road
Gardnerville, NV 89410

MAIL TAX STATEMENTS TO:

Charles Kriss and Janice Kriss
1740 Westwood Drive
Minden, NV 89423

DOUGLAS COUNTY, NV

2019-928788

Rec:\$35.00

05/08/2019 01:08 PM

Total:\$35.00

RO ANDERSON

Pgs=5



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KAREN ELLISON, RECORDER

E03

Pursuant to *NRS 239B.030*, I, the undersigned, affirm that this document submitted for recording does not contain the social security number of any person or persons.

The undersigned grantor declares documentary transfer tax is: \$ _____

GRANT, BARGAIN, AND SALE DEED

(BOUNDARY LINE ADJUSTMENT)

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Charles L. Kriss and Janice M. Kriss, Trustees of the Kriss Family Trust dated 5-25-2009, (“Grantor”), does hereby GRANT, BARGAIN, SELL, and CONVEY to Charles L. Kriss and Janice M. Kriss, Trustees of the Kriss Family Trust dated 5-25-2009, (“Grantee”) all of its right, title and interest in that certain real property located in the County of Douglas, State of Nevada, and more specifically described in the attached *Exhibit A*.

TOGETHER WITH the tenements, hereditaments and appurtenances belonging thereto or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD said premises, with the appurtenances, unto said Grantee and Grantee’s heirs and assigns forever.

Grantee's heirs and assigns forever.

IN WITNESS WHEREOF, this instrument is executed this 30 day of April 2019.

Charles L. Kriss
Charles L. Kriss, Trustee

Janice M. Kriss
Janice M. Kriss, Trustee

State of Nevada)
 :
County of Douglas)

On the 30 day of April 2019, before me, a notary public, personally appeared Charles L. Kriss and Janice M. Kriss who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signature on the instrument the persons, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Signature Allison J. Floyd (Seal)

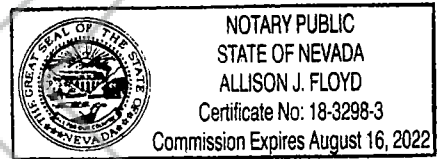


Exhibit "A"

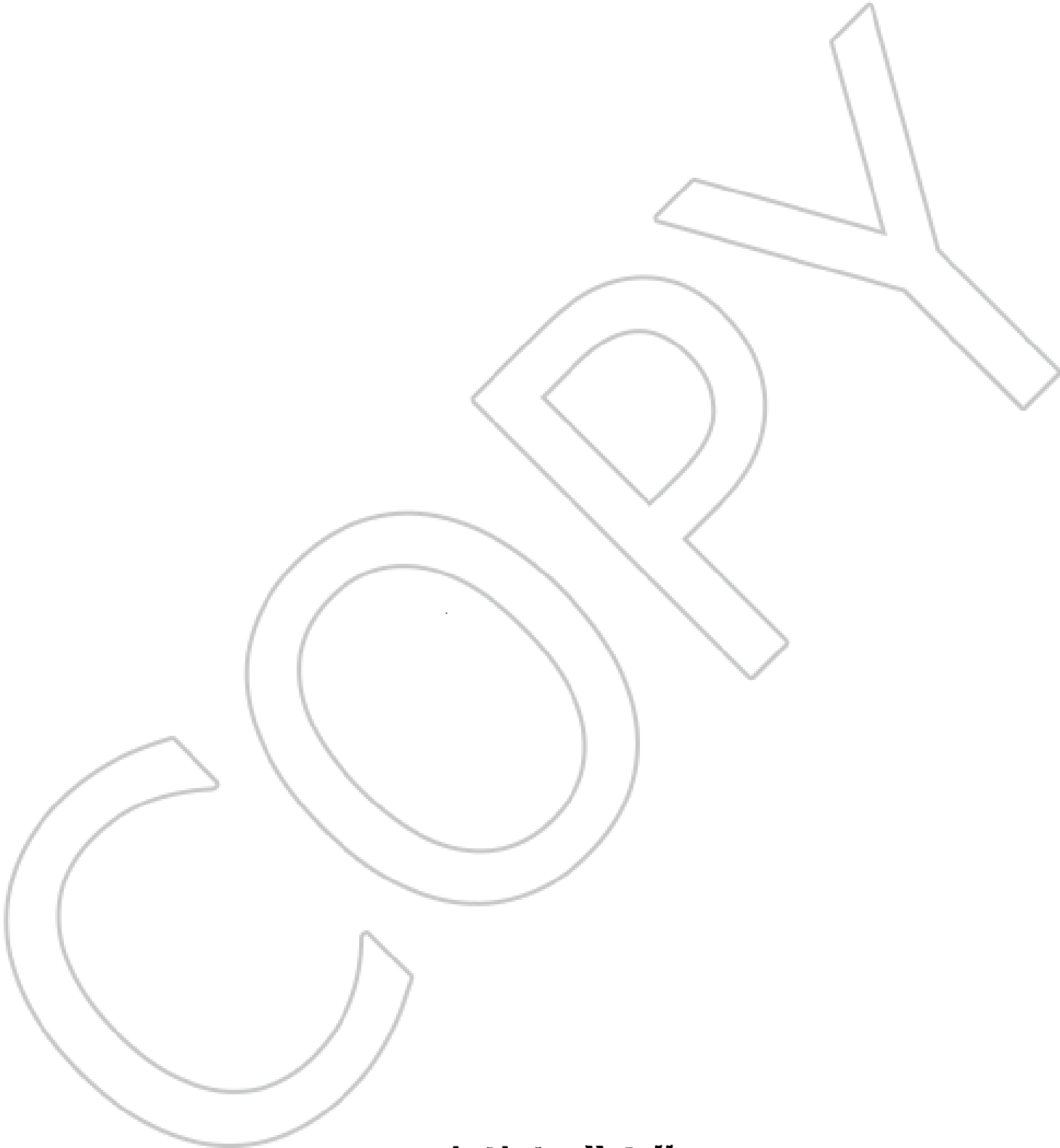


Exhibit "A"

**DESCRIPTION
ADJUSTED PARCEL 1
(ADJUSTED A.P.N. 1220-03-310-001)**

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

A parcel of land lying within a portion of Section 3, Township 12 North, Range 20 East, Mount Diablo Meridian, more particularly described as follows:

COMMENCING at the southwest corner of Adjusted Parcel 3 as shown on the Record of Survey to Support A Boundary Line Adjustment for Herbig Properties Limited and Crestmore Village Apartments Limited Partnership, filed for record January 21, 1998 in the office of Recorder, County of Douglas, State of Nevada as Document No. 430887;

thence along the southerly line of said Adjusted Parcel 3, South $86^{\circ}36'53''$ East, 22.59 feet to the **POINT OF BEGINNING**;

thence North $54^{\circ}00'27''$ East, 47.29 feet;

thence South $86^{\circ}36'53''$ East, 181.04 feet;

thence South $33^{\circ}36'41''$ East, 137.10 feet to the easterly corner of Parcel 1 as shown on the Amended Parcel Map for Wass Et al. filed for record April 26, 1990 in said office of Recorder as Document No. 224646;

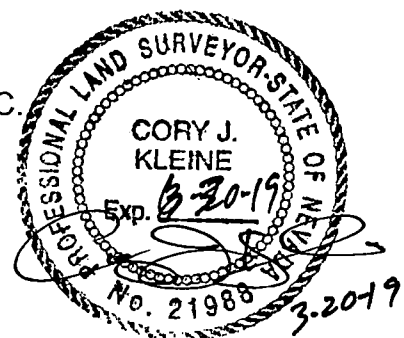
thence along the southerly line of said Parcel 1, South $56^{\circ}23'19''$ West, 200.58 feet to a point on the easterly right-of-way line of U.S. Highway 395;

thence along said easterly right-of-way line of U.S. Highway 395, along the arc of a curve to the left, non-tangent to the preceding course, having a radius of 5,040.00 feet, central angle of $02^{\circ}29'39''$, arc length of 219.40 feet and chord bearing and distance of North $35^{\circ}43'43''$ West, 219.38 feet;

thence continuing along said easterly right-of-way line of U.S. Highway 395, North $00^{\circ}30'19''$ East, 30.03 feet to the **POINT OF BEGINNING**, containing 42,118 square feet, more or less.

The Basis of Bearings of this description is South $00^{\circ}23'56''$ East, the east line of Adjusted Parcel 3 as shown on the Record of Survey to Support A Boundary Line Adjustment for Herbig Properties Limited and Crestmore Village Apartments Limited Partnership, filed for record January 21, 1998 in said office of Recorder as Document No. 430887.

Prepared By: R.O. ANDERSON ENGINEERING, INC.
Cory J. Kleine, P.L.S. 21988
P.O. Box 2229
Minden, Nevada 89423



STATE OF NEVADA
DECLARATION OF VALUE

- 1. Assessor Parcel Number(s)
 - a) 1220-03-310-001
 - 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. Total Value/Sales Price of Property: \$ _____
- Deed in Lieu of Foreclosure Only (value of property) (_____
- Transfer Tax Value: \$ _____
- Real Property Transfer Tax Due: \$ _____

- 4. If Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.090, Section # 3
 - b. Explain Reason for Exemption: Conveys true ownership following boundary line adjustment. RPTT paid on property transferred through other transaction. #928786

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 *Charles Kriss* Capacity Trustee

Signature *Jamie M. Kriss* Capacity Trustee

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

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

Print Name: Kriss Family Trust
 Address: 1740 Westwood Drive
 City: Minden
 State: NV Zip: 89423

Print Name: Kriss Family Trust
 Address: 1740 Westwood Drive
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

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