

APN: 1318-25-101-007

**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:
GARY BAKER
PO BOX 11853
ZEPHYR COVE, NV 89448**

ESCROW NO: 1100559-JML

RPTT \$6,240.00

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Robert Salk and Teresa Salk, husband and wife as community property with right of survivorship

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

Gary Baker as Trustee of The G. Baker 2015 Trust dated November 12, 2015.

all that real property situated in the Unincorporated Area 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.

Robert Salk
Robert Salk

Teresa Salk
Teresa Salk

STATE OF ~~NEVADA~~ Rhode Island } ss:
COUNTY OF ~~Newport~~ New Port

This instrument was acknowledged before me on May 10, 2019
by Robert Salk and Teresa Salk

Carol M Machado (seal)
Notary Public

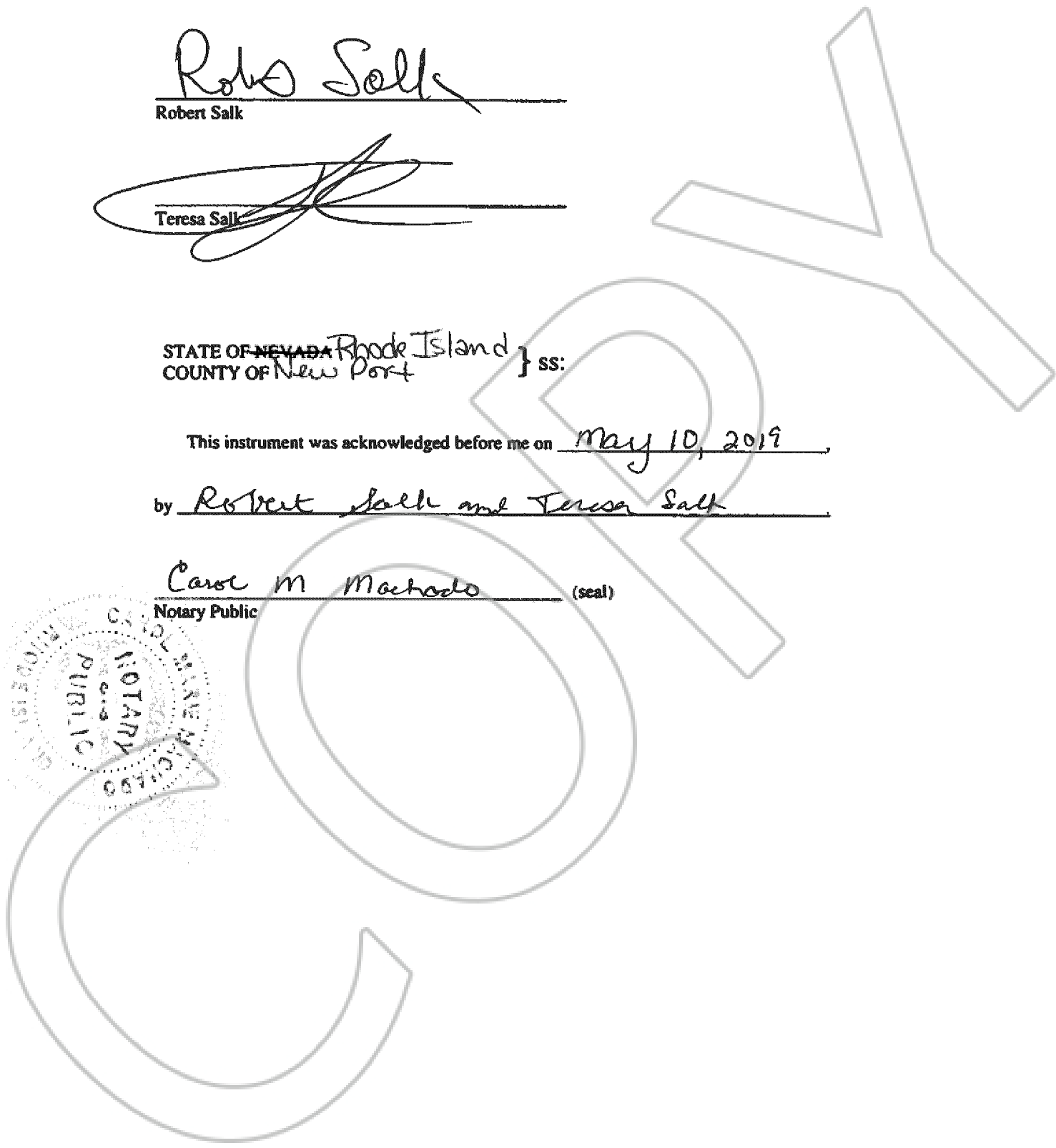
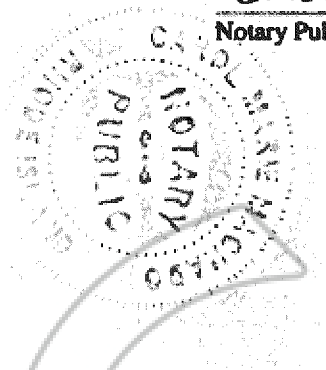


Exhibit A

PARCEL 1:

Beginning a point on the North line of said Section 25, said point being located North 89 degrees 54' East, 326.48 feet from the Northwest corner of said Section 25; thence from said point of beginning, and continuing along said North line, North 89 degrees 54' East, 164.57 feet to a point on the West right of way of PALISADES DRIVE; thence along said West right of way, South 39 degrees 44' 17" East 111.20 feet; thence said West right of way line, South 50 degrees 15' 43" West 97.29 feet; thence South 89 degrees 54' West 161.26 feet; thence North 00 degrees 09' 50" East, 147.70 feet to the point of beginning.

Said land described as Parcel 3 of "Delaney Parcel Map" recorded September 22, 1977, in Book 977, page 1294, as Document No. 13224.

PARCEL 2:

A non-exclusive road easement over a portion of Parcel 2 and 3 of the "Delaney Parcel Map" recorded in Book 977, of Official Records, at Page 1294, Douglas County, Nevada, as Document No. 13224, the centerline which is described as follows:

Beginning at a point on the Westerly right of way of PALISADES DRIVE, said point being located South 39 degrees 44' 17" East, 111.20 feet from the most Northeasterly point of said Lot 3; thence from said point of beginning South 18 degrees 00' 35" West, 133.69 feet; thence South 89 degrees 54' West 30.00 feet; thence North 39 degrees 29' 18" West, 84.10 feet to its termination on the North line of said Parcel 2.

PARCEL 3:

A common utility easement 20 feet in width, on, over, and across Parcels 2 and 3 of the "Delaney Parcel Map" recorded in the County of Douglas, under Recorder's Document No. 13224, in Book 977, at Page 1294, the centerline of which is described as follows:

Beginning at a point on the Westerly right of way of PALISADES DRIVE, said point being located South 39 degrees 44' 17" East, 77.70 feet from the Northeasterly corner of said Parcel 3, thence from said point of beginning South 50 degrees 15' 43" West, 104.02 feet; thence South 12 degrees 19' 44" West 94.88 feet to its termination on the South line of said Parcel 2.

PURSUANT TO NRS SECTION 111.312, THE ABOVE LEGAL DESCRIPTION IS THE SAME PROPERTY CONVEYED IN DEED RECORDED JANUARY 19, 2011 AS INSTRUMENT NO. 777128.

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**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1318-25-101-007
- 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

FOR RECORDER'S OPTIONAL USE ONLY

Book: _____ Page: _____
 Date of Recording: _____
 Notes: _____

3. Total Value/Sales Price of Property:

\$1,600,000.00

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value \$1,600,000.00

Real Property Transfer Tax Due: \$6,240.00

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 [Signature] Capacity Grantee Agent

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(Required)

(Required)

Print Name: Robert Salk

Print Name: Gary Baker

Address: 44 Wimbledon Circle Portsmouth RI 02871

Address: PO Box 11853

Portsmouth RI 02871

Zephyr Cove, NV 89448

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

Print Name: Signature Title Company LLC Escrow #: 11000559-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