

DOUGLAS COUNTY, NV  
RPTT:\$1296.75 Rec:\$35.00  
\$1,331.75 Pgs=3  
TICOR TITLE - RENO (MAIN)  
KAREN ELLISON, RECORDER

**2019-929188**

05/17/2019 01:25 PM

WHEN RECORDED MAIL TO:  
Harold Eisner  
1309 Somerset Court  
Ramona, CA 92065

MAIL TAX STATEMENTS TO:  
Harold Eisner  
1309 Somerset Court  
Ramona, CA 92065

Escrow No. 1901964-DPR

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.: 1319-19-718-003  
R.P.T.T. \$1,296.75

SPACE ABOVE FOR RECORDER'S USE ONLY

### **GRANT, BARGAIN, SALE DEED**

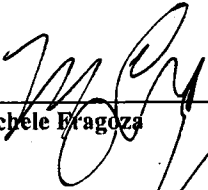
**THIS INDENTURE WITNESSETH: That Michele Fragoza, an unmarried woman**

**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Harold Eisner and Myrna Eisner, husband and wife as joint tenants with right of survivorship**

**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.**

**Signature and notary acknowledgement on page two.**


  
\_\_\_\_\_  
Michele Bragoza

STATE OF NEVADA  
COUNTY OF DOUGLAS

This instrument was acknowledged before me on, 5/13/19 } ss:  
by Michele Bragoza \_\_\_\_\_

  
\_\_\_\_\_  
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed  
under escrow No. 01901964.

  
**RISHELE L. THOMPSON**  
Notary Public - State of Nevada  
Appointment Recorded in Douglas County  
No: 99-54931-5 - Expires April 10, 2023

Escrow No. 1901964-DPR

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Parcel A, as shown on that certain Parcel Map recorded January 22, 1980 in Book 180 of Official Records at Page 1060, Douglas County, Nevada, as Document No. 40800, being a Parcel Map of Lot 514, as shown on the map entitled Subdivision of Parcels A and B, of the Second Amended Map of Summit Village, as filed in the office of the County Recorder of Douglas County, Nevada, on October 27, 1969 as Document No. 46173 and re-recorded December 23, 1969, as Document No. 46671.

APN: 1319-19-718-003

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1319-19-718-003  
 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: \$ 332,500.00  
 b. Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 c. Transfer Tax Value \$ 332,500.00  
 d. Real Property Transfer Tax Due: \$ 1,296.75

4. **If Exemption Claimed**  
 a. Transfer Tax Exemption, per NRS 375.090, Section \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred: 100 %  
 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 M Fragoza Capacity Grantor  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
 (REQUIRED)  
 Print Name: Michele Fragoza  
 Address: 2607 WADE ST  
 City: Minden  
 State: Zip: NV 89423

**BUYER (GRANTEE) INFORMATION**  
 (REQUIRED)  
 Print Name: Harold Eisner, et al  
 Address: 1309 Somerset Ct,  
 City: Ramona  
 State: CA Zip: 92065

**COMPANY/PERSON REQUESTING RECORDING (Required If not Seller or Buyer)**  
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01901964-001-DPR  
 Address: 5441 Kietzke Lane, Suite 100  
 City, State, Zip: Reno, NV 89511

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED