

DOUGLAS COUNTY, NV
RPTT:\$3120.00 Rec:\$35.00
\$3,155.00 Pgs=2
2019-929279
05/20/2019 02:09 PM
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

APN: 1220-24-701-049

Escrow No. 00243903 - 016 - 17
RPTT 3,120.00
When Recorded Return to:
Joelle E. Shearin
1973 Lacey Drive
Gardnerville, NV 89410
Mail Tax Statements to:
Grantee same as above

SPACE ABOVE FOR RECORDERS USE

Grant, Bargain, Sale Deed

For valuable consideration, the receipt of which is hereby acknowledged,

James D. Coyne, a married man who acquired title as a single man
do(es) hereby Grant, Bargain, Sell and Convey to

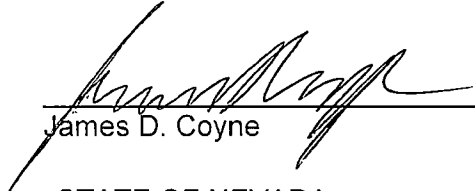
Joelle E. Shearin and Robert E.X. Shearin, Wife and Husband as Joint Tenants with
the right of survivorship
all that real property situate in the County of Douglas, State of Nevada, described as
follows:

Parcel 4A, as set forth on Parcel Map for Johnson Development, LLC filed for record in the
office of the Douglas County Recorder on December 15, 2003, in Book 1203, Page 6867, as
Document No. 599649, Official Records, and by Final Parcel Map for Kirk and Gina Johnson,
filed for record in the office of the Douglas County Recorder on October 17, 2005, in Book
1005, Page 7154, as Document No. 657946, Official Records.

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

Witness my/our hand(s) this 20 day of May, 2019

SPACE BELOW FOR RECORDER


James D. Coyne

STATE OF NEVADA
COUNTY OF DOUGLAS

This instrument was acknowledged before me on 5-20, 2019,

by James D. Coyne _____


NOTARY PUBLIC



SPACE BELOW FOR RECORDER

1. APN: 1220-24-701-049

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	
Document Instrument No.:	
Book:	Page:
Date of Recording:	
Notes:	

**STATE OF NEVADA
DECLARATION OF VALUE**

3. **Total Value/Sales Price of Property:** \$800,000.00

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

Transfer Tax Value: \$800,000.00

Real Property Transfer Tax Due: \$ 3,120.00

4. **If Exemption Claimed**

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

5. Partial Interest: Percentage being transferred: 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 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 <u>[Signature]</u>	Capacity <u>grantor</u>
Signature _____	Capacity <u>grantee</u>
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(Required)	(Required)
Print Name: <u>James D. Coyne</u>	Print Name: <u>Joelle & Robert E. Shearin</u>
Address: <u>1973 Lacey Drive</u>	Address: <u>2061 Saint Madeline Dr.</u>
City/State/Zip: <u>Gardnerville, NV 89410</u>	City/State/Zip: <u>O'Fallon, MO 63368-7571</u>

COMPANY REQUESTING RECORDING

Co. Name: <u>First Centennial Title Company of NV</u>	Escrow # <u>00243903-016dr</u>
Address: <u>896 West Nye Lane, Suite 104 Carson City, NV 89703</u>	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)