

A.P.N.: 1420-07-610-020
File No: 143-2565295 (mk)
R.P.T.T.: \$1,209.00

When Recorded Mail To: Mail Tax Statements To:
Peter Werth
3569 Loam Lane
Carson City, NV 89705

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Lorraine Melzer, a widow and David L. Melzer, a married man as his sole and separate property as joint tenants

do(es) hereby *GRANT, BARGAIN and SELL* to

Peter Werth, a widower

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

LOT 2 IN BLOCK C, AS SHOWN ON THE OFFICIAL MAP OF SUNRIDGE HEIGHTS PHASE 1, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON JUNE 11, 1993, AS DOCUMENT NO. 309550.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Date: 05/16/2019

Lorraine Melzer by David Melzer her attorney in fact

Lorraine Melzer by David Melzer her attorney in fact

Lorraine Melzer by Terry Melzer her attorney in fact

Lorraine Melzer by Terry Melzer her attorney in fact

David L Melzer

David L. Melzer

STATE OF **NEVADA**)
) : **ss.**
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on 5/22/19 by ~~Lorraine Melzer:~~ DAVID L. MELZER

Mary Kelsh
Notary Public
(My commission expires: 11-10-22)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **May 16, 2019** under Escrow No. **143-2565295**.

Attached to Grant Bargain
Sale Old

STATE OF **Nevada**)
)
) :SS.
COUNTY OF **Douglas**)

On 5-22-19, David Melzer and Terry Melzer personally appeared before me, a Notary Public in and for Douglas County, NV known (or proved) to me to be the person whose name is subscribed to the within instrument as the attorney in fact of Lorraine Melzer and acknowledged to me that he/she subscribed his/her own name as attorney in fact.

Mary Kelsh
NOTARY PUBLIC



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1420-07-610-020
- 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$310,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$310,000.00
- d) Real Property Transfer Tax Due \$1,209.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: *Lorraine Melzer*
Signature: _____

Capacity: *agent*
Capacity: _____

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

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

Lorraine Melzer and David L.
Print Name: Melzer
Address: 2857 Mac Drive
City: Minden,
State: NV Zip: 89423

Peter Werth
Print Name: Peter Werth
Address: 3569 Loam Lane
City: Carson City
State: NV Zip: 89705

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

First American Title Insurance
Print Name: Company
Address 1663 US Highway 395, Suite 101
City: Minden

File Number: 143-2565295 mk/ mk
State: NV Zip: 89423

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