

DOUGLAS COUNTY, NV **2019-929741**  
RPTT:\$2301.00 Rec:\$35.00  
\$2,336.00 Pgs=3 **05/31/2019 10:52 AM**  
FIRST CENTENNIAL - RENO (MAIN OFFICE)  
KAREN ELLISON, RECORDER

APN: 1318-23-310-068

Escrow No. 00243665-DR  
RPTT 2,301.00  
When Recorded Return to:

**Kenneth Watson and Kimberly Watson**  
**P.O. Box 3082**  
**Incline Village, NV 89450**

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,

**Kurt M. Clemens, Surviving Co-Trustee of The Kurt M. Clemens and Patty A. Gordon  
Revocable Trust dated July 1, 1998**

do(es) hereby Grant, Bargain, Sell and Convey to

**Kenneth Watson and Kimberly Watson, Husband and Wife as community property  
with right of survivorship**

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

**Lot 8, in Block C, as shown on the Map of LAKE VILLAGE UNIT NO. 1, filed in the Office  
of the County Recorder of Douglas County, Nevada, on June 29, 1970, as File No. 48573,  
and by Amended Map filed on December 28, 1971 in Book 95 of Maps, Page 76, as File  
No. 56077.**

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

SPACE BELOW FOR RECORDER

Witness my/our hand(s) this 30 day of May, 2019

The Kurt M. Clemens and Patty A Gordon Revocable Trust dated July 1, 1998

Kurt M. Clemens  
Kurt M. Clemens, Surviving Co-Trustee

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the documents to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

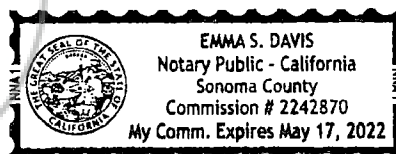
STATE OF CALIFORNIA  
COUNTY OF SONOMA

On 30 May, 2019, before me, EMMA S. DAVIS (Notary Name), personally appeared Kurt M. Clemens, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument, the person or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of the California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

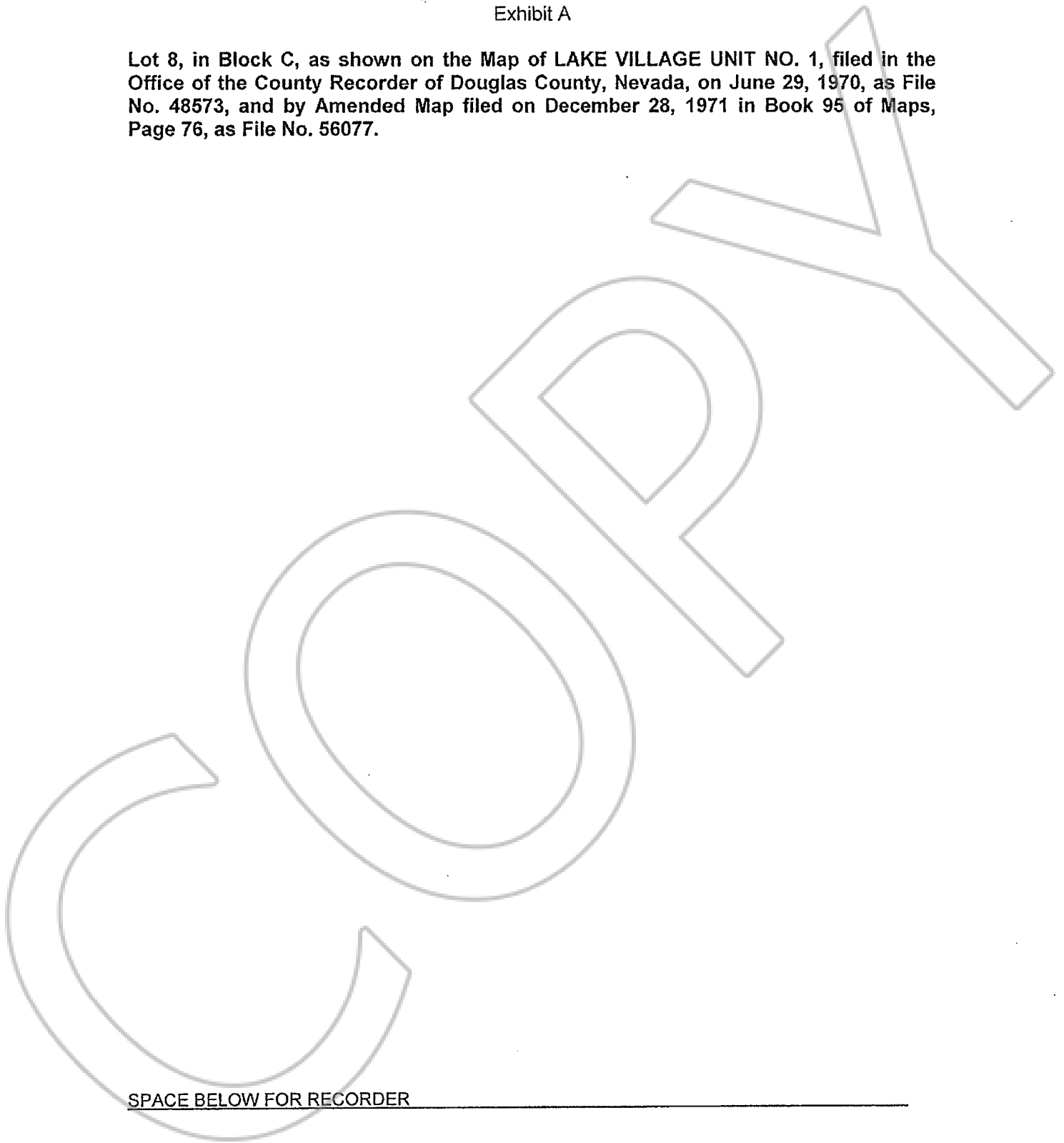
[Signature]  
NOTARY PUBLIC



SPACE BELOW FOR RECORDER

Exhibit A

Lot 8, in Block C, as shown on the Map of LAKE VILLAGE UNIT NO. 1, filed in the Office of the County Recorder of Douglas County, Nevada, on June 29, 1970, as File No. 48573, and by Amended Map filed on December 28, 1971 in Book 95 of Maps, Page 76, as File No. 56077.



SPACE BELOW FOR RECORDER

1. APN: 1318-23-310-068

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:** \$590,000.00  
 Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 Transfer Tax Value: \$590,000.00  
 Real Property Transfer Tax Due: \$ 2,301.00

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 _____	Capacity grantor
Signature _____	Capacity grantee
<b>SELLER (GRANTOR) INFORMATION</b>	<b>BUYER (GRANTEE) INFORMATION</b>
(Required)	(Required)
Print Name: <b>Kurt M. Clemens, Surviving Trustee*</b>	Print Name: <b>Kenneth Watson and Kimberly Watson</b>
Address: <b>1846 Lake Street</b>	Address: <b>1062 Tomahawk Trail, White Bl P.O. Box 3082</b>
City/State/Zip: <b>Huntington Beach, CA 92648</b>	City/State/Zip: <b>Incline Village, NV 89451 89450</b>

**COMPANY REQUESTING RECORDING**

Co. Name: <b>First Centennial Title Company of NV</b>	Escrow # <b>00243665-016</b>
Address: <b>896 West Nye Lane, Suite 104 Carson City, NV 89703</b>	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)

\*of the Kurt M Clemens and Patty A. Gordon Revocable Trust dated 7/1/98