

DOUGLAS COUNTY, NV **2019-930656**
RPTT:\$1345.50 Rec:\$35.00
\$1,380.50 Pgs=3 **06/20/2019 09:59 AM**
SIGNATURE TITLE - ZEPHYR COVE
KAREN ELLISON, RECORDER

APN: 1320-33-717-008

**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:
BRIAN ROBERT MATTHEWS
DEBRA LORENE MATTHEWS
1358 WESTMINSTER PLACE
GARDNERVILLE, NV 894610**

ESCROW NO: 11000633-NF

RPTT \$1,345.50

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That VanKirk Properties, LLC, a Nevada Limited Liability Company

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

Brian Robert Matthews and Debra Lorene Matthews, husband and wife as joint tenants with right of survivorship

all that real property situated in the City of Gardnerville, 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.

VanKirk Properties, LLC, a Nevada Limited Liability Company



Christopher VanKirk, Manager



Keleigh VanKirk, Manager

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on 06/12/17

by Christopher VanKirk and Keleigh VanKirk

 (seal)
Notary Public


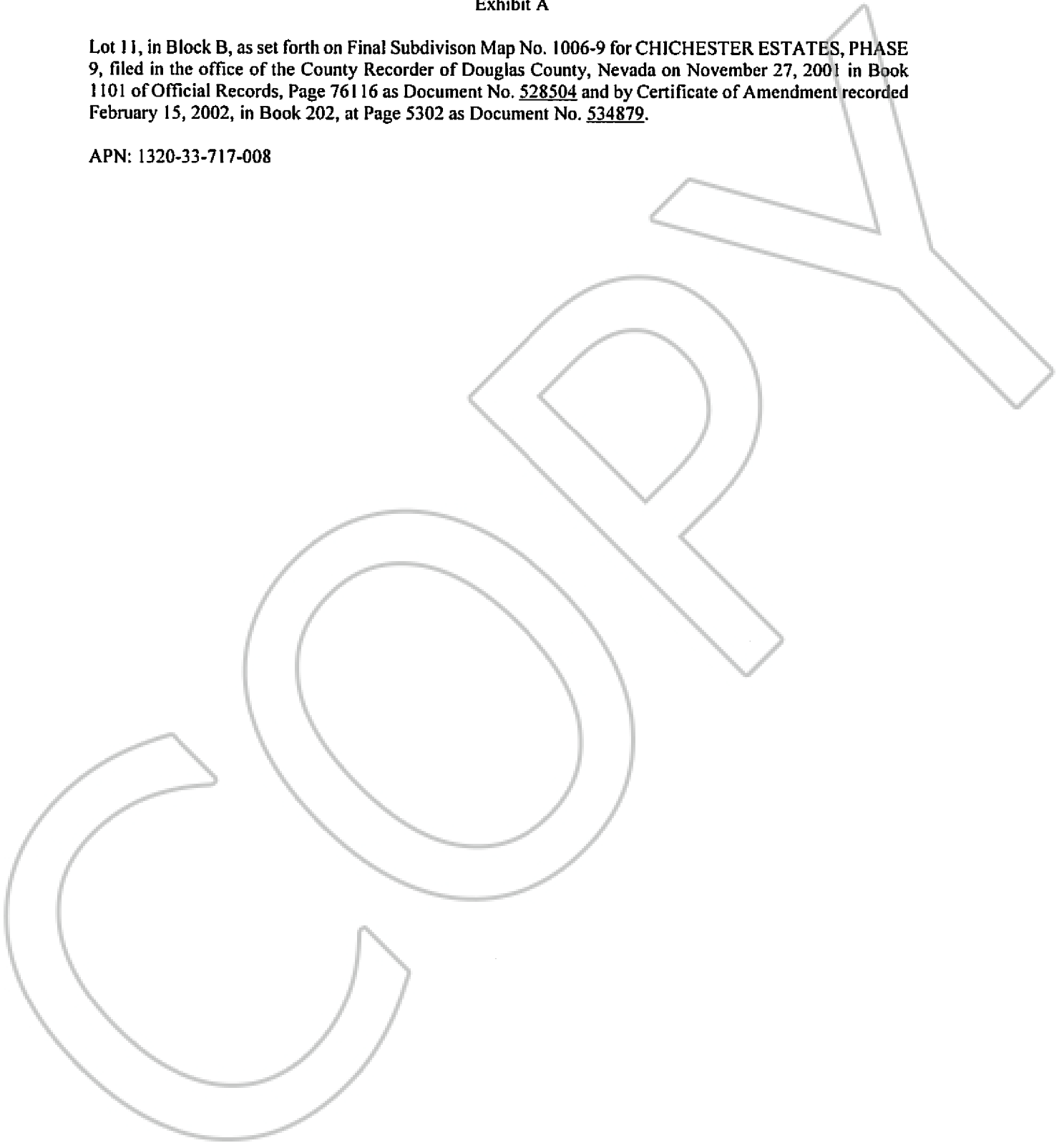
 NATALIE FREY
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 17-2786-5 - Expires May 31, 2021

Exhibit A

Lot 11, in Block B, as set forth on Final Subdivison Map No. 1006-9 for CHICHESTER ESTATES, PHASE 9, filed in the office of the County Recorder of Douglas County, Nevada on November 27, 2001 in Book 1101 of Official Records, Page 76116 as Document No. 528504 and by Certificate of Amendment recorded February 15, 2002, in Book 202, at Page 5302 as Document No. 534879.

APN: 1320-33-717-008



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1320-33-717-008
- 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:

\$345,000.00

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

Transfer Tax Value \$345,000.00

Real Property Transfer Tax Due: \$1,345.50

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 E. Officer

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(Required)

Print Name: VanKirk Properties, LLC

Address: 810 W San Bernardino Ave

South Lake Tahoe, CA

96150

BUYER (GRANTEE) INFORMATION

(Required)

Print Name: Brian Robert Matthews and Debra L Matthews

Address: 1358 Westminster Place

Gardnerville, NV 89410

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

Print Name: Signature Title Company LLC Escrow #: 11000633-NF

Address: 212 Elks Point Road, Suite 445, PO Box 10297

Zephyr Cove, NV 89448

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED