

APN: 1220-22-410-054

When Recorded Return To:
MICHAEL S. GREGG, ESQ.
6900 S. McCarran Blvd., Suite 2040
Reno, Nevada 89509

Send Tax Statements To:
ROBERT R. RATHBORNE, Trustee
P.O. Box 1
Half Moon Bay, California 94019

Property address:
619 Kim Ct., Gardnerville, Nevada 89460

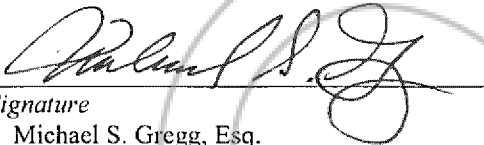
Please complete Affirmation Statement below:

I the undersigned hereby affirm that this document submitted for recording does not contain the social security number of any person or persons (Per NRS 239B.030)

-OR-

I the undersigned hereby affirm that this document submitted for recording contains the social security number of a person or persons as required by law: _____

(State specific law)



Signature
Michael S. Gregg, Esq.
Print name

Attorney
Title

GRANT, BARGAIN AND SALE DEED

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

STACEY LYNNE RATHBORNE, an unmarried woman,

does hereby *GRANT, BARGAIN, SELL and CONVEY* to

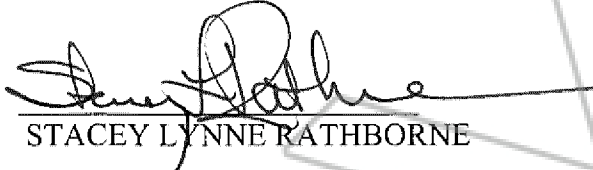
ROBERT R. RATHBORNE, an unmarried man,

her one-half (1/2) right title and interest in and to the real property situate in the 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, including easements and water rights, if any, thereto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

Dated: 7/1, 2019


STACEY LYNNE RATHBORNE

STATE OF NEVADA


)

) SS:

COUNTY OF DOUGLAS

)

This instrument was acknowledged before me on July 1, 2019, by
STACEY LYNNE RATHBORNE.



Notary Public

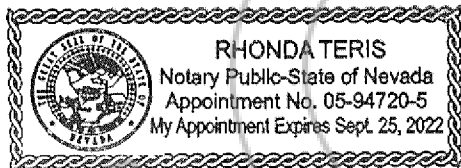
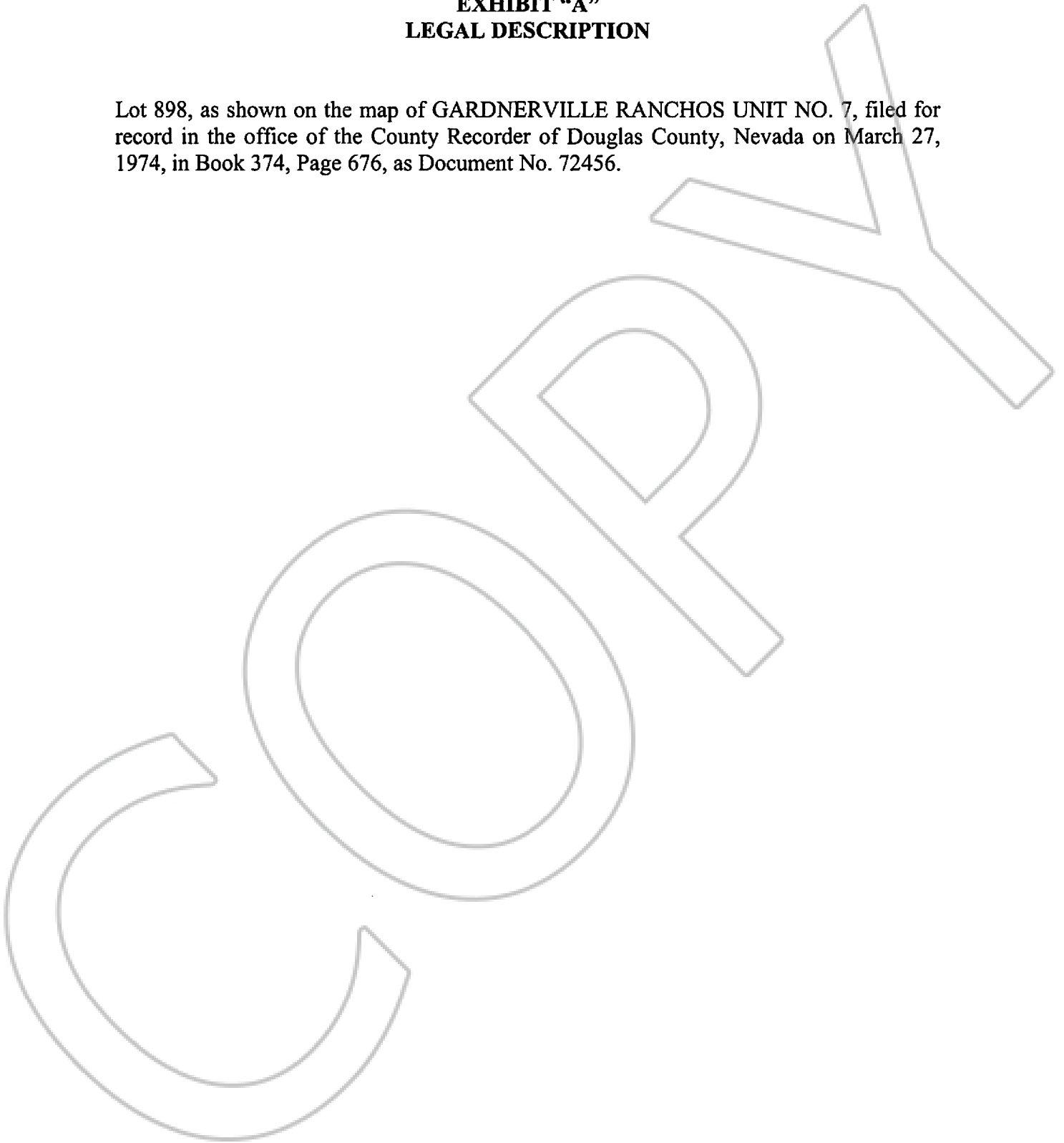


EXHIBIT "A"
LEGAL DESCRIPTION

Lot 898, as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 7, filed for record in the office of the County Recorder of Douglas County, Nevada on March 27, 1974, in Book 374, Page 676, as Document No. 72456.



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1220-22-410-054
 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'/Ind'l
 g) Agricultural h) Mobile Home
 i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 5
 b. Explain Reason for Exemption: Transfer from child to parent. Transfer is without consideration.

5. Partial Interest: Percentage being transferred: 50.00 %

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 _____ Grantor

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: STACEY LYNNE RATHBORNE
 Address: 619 Kim Ct.
 City: Garnderville
 State: Nevada Zip: 89460

Print Name: ROBERT R. RATHBORNE
 Address: P.O. Box 1
 City: Half Moon Bay
 State: California Zip: 94019

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Michael S. Gregg, Esq. Escrow # N/A
 Address: 6900 S. McCarran Blvd., Suite 2040
 City: Reno State: NV Zip: 89509

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