

A.P.N.: 1318-10-312-016  
File No: 121-2566343 (MH)  
R.P.T.T.: EXEMPTION **25**

When Recorded Mail To: Mail Tax Statements To:  
Jonathan Schaff  
485 Brickell Avenue #4908  
Miami, FL 33131

**GRANT, BARGAIN and SALE DEED**

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

Leah Pagnozzi, spouse of the grantee herein

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

Jonathan Schaff, a married man as his sole and separate property

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

LOT 32, AS SHOWN ON THE AMENDED PLAT OF ZEPHYR KNOLLS, UNIT NO. 2, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JULY 5, 1957 AS DOCUMENT NO. 12415.

Subject to

*THIS DEED IS GIVEN TO DIVEST ANY COMMUNITY PROPERTY INTEREST Leah Pagnozzi MAY HAVE IN THE ABOVE DESCRIBED REAL PROPERTY BY REASON OF HIS/HER MARRIAGE TO Jonathan Schaff.*

*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.


Date: 07/19/2019

  
\_\_\_\_\_  
Leah Pagnozzi

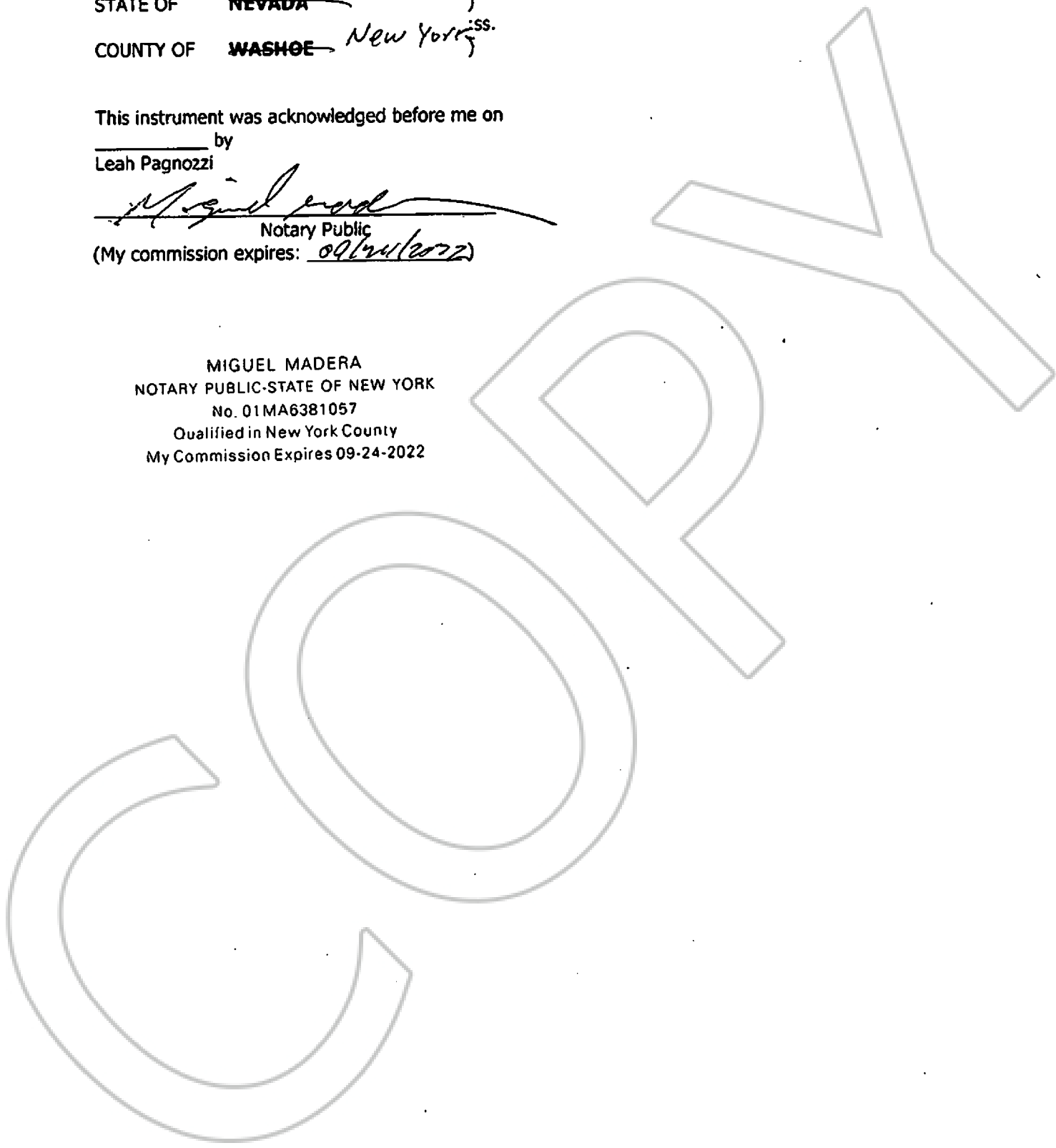
7/19/19

STATE OF ~~NEVADA~~ *New York*  
COUNTY OF ~~WASHOE~~ *New York*<sup>ss.</sup>

This instrument was acknowledged before me on \_\_\_\_\_ by  
Leah Pagnozzi

  
Notary Public  
(My commission expires: *09/24/2022*)

MIGUEL MADERA  
NOTARY PUBLIC-STATE OF NEW YORK  
No. 01MA6381057  
Qualified in New York County  
My Commission Expires 09-24-2022



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1318-10-312-016
- 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: \$732,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )
- c) Transfer Tax Value: \$732,000.00
- d) Real Property Transfer Tax Due \$Exemption X 5

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: X 5
- b. Explain reason for exemption: Wife to Husband without consideration

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 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: Spouse  
Capacity: \_\_\_\_\_

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

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

Print Name: Leah Pagnozzi  
Address: 485 Brickell Avenue #4908  
City: Miami  
State: FL Zip: 33131

Print Name: Jonathan Schaff  
Address: 485 Brickell Ave. #4908  
City: Miami  
State: FL Zip: 33131

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

First American Title Insurance  
Print Name: Company  
Address: 5310 Kietzke Lane, Suite 100  
City: Reno

File Number: 121-2566343 MH/ MH  
State: NV Zip: 89511-2043

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