

A.P.N.: 1121-05-510-011  
File No: 143-2569374 (mk)  
R.P.T.T.: \$741.00

When Recorded Mail To: Mail Tax Statements To:  
Peter Louis Tunis and Beatriz Del Pozo- Tunis  
227 Walker Street  
Gardnerville, NV 89410

**GRANT, BARGAIN and SALE DEED**

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

Elaine Marie Gehr, a married woman as her sole and separate property

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

Peter Louis Tunis and Beatriz Del Pozo- Tunis, husband and wife as joint tenants with right of survivorship

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

**LOT 22, AS SET FORTH ON THE AMENDED RECORD OF SURVEY OF PINEVIEW DEVELOPMENT, UNIT NO. 1, FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON APRIL 6, 2000, IN BOOK 0400, PAGE 926, FILE NO. 489475.**

*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: 07/15/2019

*Elaine Marie Gehr*

Elaine Marie Gehr

STATE OF Maryland )  
COUNTY OF Carroll ) : ss.

This instrument was acknowledged before me on 7/26/19 by **Elaine Marie Gehr.**

*Evgenii Gutyrina*  
Notary Public  
(My commission expires: 01/21/2020)

**IEVGENII GUTYRIA**  
NOTARY PUBLIC  
CARROLL COUNTY  
MARYLAND  
MY COMMISSION EXP. JAN 21, 2020

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **July 15, 2019** under Escrow No. **143-2569374.**

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1121-05-510-011
- 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: \$190,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )
- c) Transfer Tax Value: \$190,000.00
- d) Real Property Transfer Tax Due \$741.00

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: [Signature]

Capacity: agent

Signature: \_\_\_\_\_

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

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

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

Print Name: Elaine Marie Gehr

Print Name: Peter Louis Tunis and

Address: 3717 Sundown Rd.

Address: Beatriz del Pozo- Tunis

City: Brookeville

Address: 227 Walker Street

State: MD Zip: 20833

City: Gardnerville

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

First American Title Insurance

State: NV Zip: 89410

Print Name: Company

File Number: 143-2569374 mk/ et

Address: 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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