

A.P.N.: 1320-30-811-004
File No: 143-2568007 (mk)
R.P.T.T.: \$2,145.00

When Recorded Mail To: Mail Tax Statements To:
Maria A. Arraiz
1633 Carval Court
Minden, NV 89423

GRANT, BARGAIN and SALE DEED

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

John Pierre Ithurburu and Marilyn R. Ithurburu, Trustees of The Ithurburu Family Trust,
dated January 16, 2008

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

Maria A. Arraiz, a single woman

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

LOT 4, BLOCK A, AS SHOWN ON THE MAP OF BENETEAU SUBDIVISION, FILED FOR RECORD IN THE OFFICE OF THE RECORDER OF DOUGLAS COUNTY, NEVADA ON OCTOBER 21, 1980, IN BOOK 1080 OF OFFICIAL RECORDS AT PAGE 1733, FILE NO. 49919, AND CERTIFICATE OF AMENDMENT RECORDED AUGUST 13, 1982, IN BOOK 882, AT PAGE 571, AS DOCUMENT NO. 70144.

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: 06/25/2019

John Pierre Ithurburu and Marilyn R. Ithurburu,
Trustees of The Ithurburu Family Trust, dated
January 16, 2008

John P. Ithurburu Trustee

John P. Ithurburu, Trustee

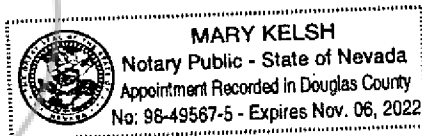
Marilyn R. Ithurburu, Trustee

Marilyn R. Ithurburu, Trustee

STATE OF **NEVADA**)
) : ss.
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on 8-22-19 by
Ithurburu Family Trust by John P. Ithurburu and
Marilyn R. Ithurburu

Mary Kelsh
Notary Public
(My commission expires 11-6-22)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **June 25, 2019** under Escrow No. **143-2568007**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1320-30-811-004
- 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: \$550,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$550,000.00
- d) Real Property Transfer Tax Due \$2,145.00

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: *Michael*

Capacity: *agent*

Signature: _____

Capacity: _____

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

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

Print Name: Ithurburu Family Trust

Print Name: Maria A. Arraiz

Address: P.O. Box 378

Address: 1633 Carval Court

City: Wellington

City: Minden

State: NV Zip: 89444

State: NV Zip: 89423

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

Print Name: First American Title Insurance Company

File Number: 143-2568007 mk/ mk

Address: 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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