

APN# : 1420-35-410-001

RPTT: \$-0-

**Recording Requested By:**

Western Title Company

**Escrow No. 107128-KDJ**

**When Recorded Mail To:**

Jeffrey R. Wallace

PO Box 40314

Long Beach CA 90804

**Mail Tax Statements to: (deeds only)**

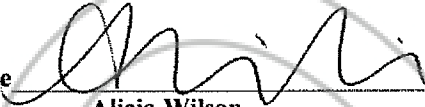
Same as Above

(space above for Recorder's use only)

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

(Per NRS 239B.030)

Signature



Alicia Wilson

Escrow Assistant

**Grant, Bargain, and Sale Deed**

This page added to provide additional information required by NRS 111.312  
(additional recording fee applies)

## GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That Nancy Wallace, a married woman, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Jeffrey Wallace, a married man as his sole and separate property all that real property situated in the City of Minden, County of Douglas, State of Nevada described as follows:

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

Lot 25 in Block C as set forth on the Final Subdivision Map FSM #94-04-01 for SKYLINE RANCH PHASE I filed for record with the Douglas County Recorder on May 11, 2001 in Book 501 of Official Records, Page 3298 as Document No. 514006.

TOGETHER with all and singular the tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Grantor and Grantee are wife and husband. It is the intention of Grantor that Grantee shall henceforth have and hold said real property as his sole and separate property. By this conveyance, Grantor releases any community interest that she might now have or be presumed to hereafter acquire in the above described property.

Dated: 08/26/2019

Nancy Wallace  
Nancy Wallace

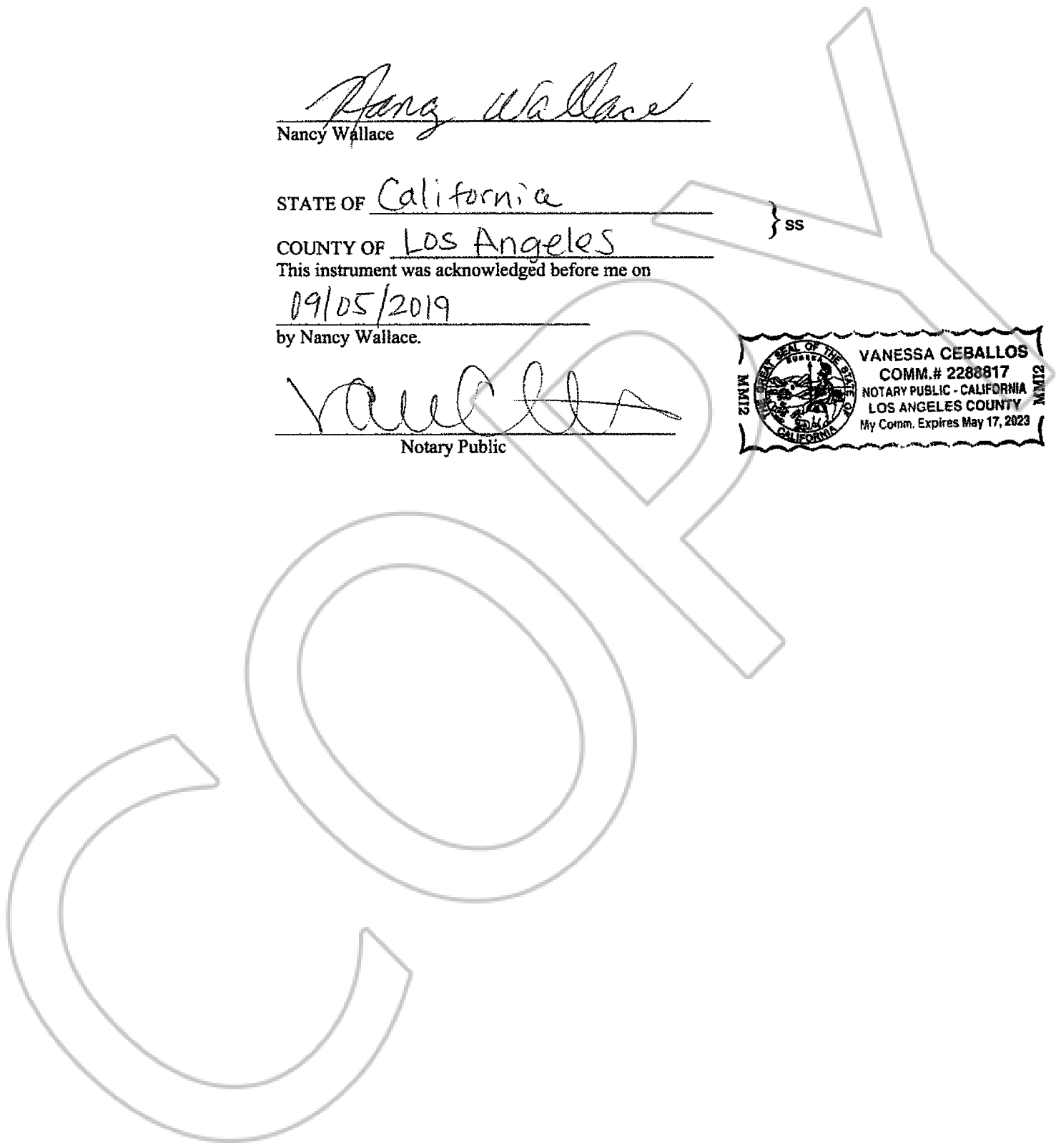
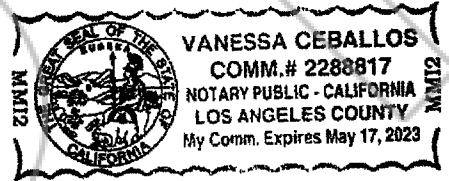
STATE OF California

COUNTY OF Los Angeles

This instrument was acknowledged before me on

09/05/2019  
by Nancy Wallace.

Vanessa Ceballos  
Notary Public

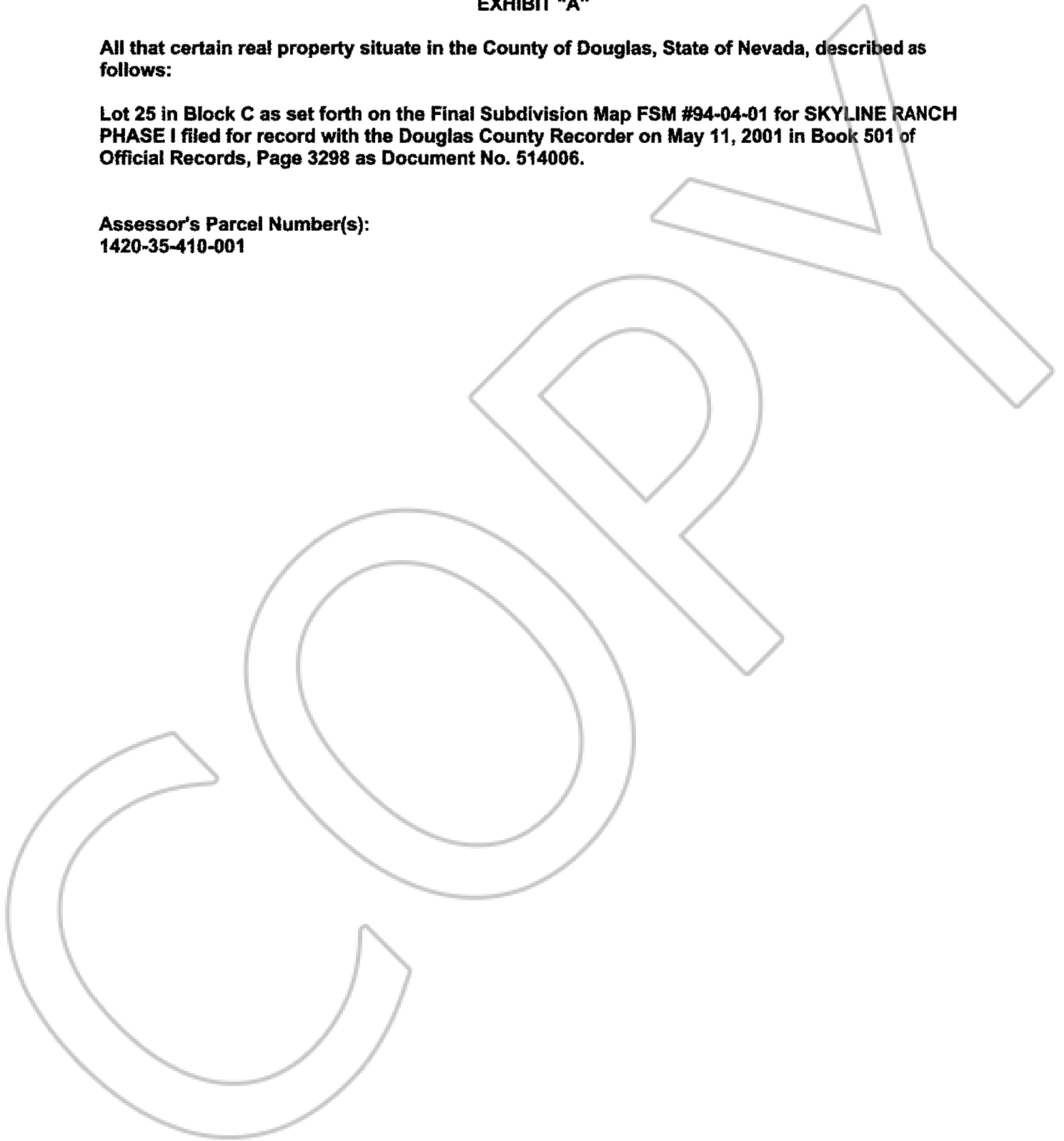


**EXHIBIT "A"**

**All that certain real property situate in the County of Douglas, State of Nevada, described as follows:**

**Lot 25 in Block C as set forth on the Final Subdivision Map FSM #94-04-01 for SKYLINE RANCH PHASE I filed for record with the Douglas County Recorder on May 11, 2001 in Book 501 of Official Records, Page 3298 as Document No. 514006.**

**Assessor's Parcel Number(s):  
1420-35-410-001**



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1420-35-410-001

**FOR RECORDERS OPTIONAL USE ONLY**  
NOTES: \_\_\_\_\_  
\_\_\_\_\_

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 \_\_\_\_\_

3. Total Value/Sales Price of Property: \$0.00  
Deed in Lieu of Foreclosure Only (value of property) (  
Transfer Tax Value: \$0.00  
Real Property Transfer Tax Due: \$0.00

4. If Exemption Claimed:  
a. Transfer Tax Exemption per NRS 375.090, Section 5  
b. Explain Reason for Exemption: wife deeding off of title 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 *Nancy Wallace* Capacity *ESROW*  
Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Nancy Wallace  
Address: PO Box 40314  
City: Long Beach  
State: CA Zip: 90804

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

Print Name: Jeffrey R. Wallace  
Address: PO Box 40314  
City: Long Beach  
State: CA Zip: 90804

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: eTRCo. LLC. On behalf of Western Title Company

Esc. #: 107128-KDJ

Address: Carson Office  
2310 S. Carson St, Suite 5A

City/State/Zip: Carson City, NV 89701

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