

APN: 1318-15-715-009



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KAREN ELLISON, RECORDER

E03

WHEN RECORDED MAIL TO:

Law Offices of Joseph W. Tillson
589 Tahoe Keys Blvd. Ste E4
South Lake Tahoe, CA 96150

MAIL TAX STATEMENTS TO:

Lance Davidson
2860 Jackie Circle
Minden, NV 89423

The undersigned affirms that this document does not contain personal information of any person or persons. (NRS 239B.030).

ADMINISTRATOR'S GRANT DEED

THIS DEED, made on Aug. 28, 19, by and between NOEL L. DAVIDSON, also known as LANCE DAVIDSON, Administrator of the Estate of DANELLE B. DAVIDSON, also known as DANELLE BLYTHE DAVIDSON, also known as DANELLE B. GAYDOS, deceased, hereinafter referred to as Grantor, and NOEL L. DAVIDSON, hereinafter referred to as Grantee.

WITNESSETH

WHEREAS, on September 18, 2018, the Grantor, NOEL L. DAVIDSON, was duly appointed Administrator of the Estate of DANELLE B. DAVIDSON, deceased, by the Ninth Judicial Court of the State of Nevada, in and for the County of Douglas, in Case No. 18PB-0119; and

WHEREAS, the above-referenced Estate is the owner in fee of a fifty percent (50%) interest in that certain parcel of real property located in the County of Douglas, State of Nevada, as more particularly hereinafter described; and

WHEREAS, on July 15, 2019, the Ninth Judicial Court of the State of Nevada, in and for the County of Douglas, after a hearing thereon, approved a Report of Personal Representative, Waiving First and Final Account and Petition for Fees and for Final Distribution, wherein transfer of the hereinafter described real property of the Estate was granted to NOEL L. DAVIDSON.

IN CONSIDERATION of the sum of Ten Dollars (\$10), lawful money of the United States, and other good and valuable consideration to Grantor in hand paid by the Grantee, the

receipt whereof is hereby acknowledged, Grantor, hereby conveys to Grantee, NOEL L. DAVIDSON, an unmarried man, as his sole and separate property, and to his heirs and assigns, the decedent's one-half (1/2) interest in the real property located at 450 McFaul Way, 2-3, County of Douglas, State of Nevada, APN 1318-15-715-009, more particularly described as follows:

Parcel 2-3, as shown on the map of ROUNDRIIDGE TOWNHOUSES filed in the Office of the County Recorder of Douglas County, Nevada, on August 14, 1967, as Document No. 37524.

TOGETHER WITH all appurtenances thereto, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof, and all the estate, right, title, interest, property possession, claim and demand whatsoever, both in law and equity which DANELLE B. DAVIDSON, the decedent, had in her lifetime and at the time of her death, and which the Administrator has by virtue of death of DANELLE B. DAVIDSON, or otherwise, in and to the above-granted premises, and every part and parcel thereof, with the appurtenances.

TO HAVE AND TO HOLD the above-granted premises, together with the appurtenances and every part thereof, to Grantee his heirs and assigns forever.

ADMINISTRATOR, for himself, his heirs, and personal representatives, agrees with Grantee that he is lawfully the Administrator of the Estate of DANELLE B. DAVIDSON, and has the power to convey aforesaid. Administrator further covenants that he has in all respects made this conveyance pursuant to the authority granted by law, and that he has not done or suffered any act since he became Administrator as aforesaid whereby, the above-granted premises, or any part thereof, now are, or at any time hereafter, shall or may be impeached, charged, or encumbered in any manner whatsoever.

IN WITNESS WHEREOF, the Administrator has executed this deed at South Lake Tahoe, California, the day and year first above written.


NOEL L. DAVIDSON, Administrator

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document

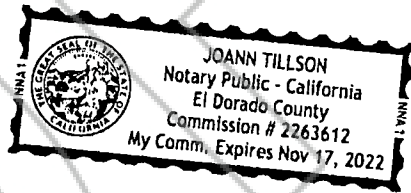
STATE OF CALIFORNIA)
COUNTY OF EL DORADO)

On August 28 2019, before me JoAnn Tillson,
Notary Public, personally appeared NOEL L. DAVIDSON, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

JoAnn Tillson



ADMINISTRATOR'S DEED
APN: 1318-15-715-009

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1318-15-715-009
 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 ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

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

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 3
 b. Explain Reason for Exemption: This is a transfer without consideration from the estate of deceased to her surviving spouse pursuant to court order

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 Noel L. Davidson Capacity Grantor, Administrator

Signature Noel L. Davidson Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Noel L. Davidson, Administrator
 Address: 2860 Jackie Circle
 City: Minden
 State: NV Zip: 89423

Print Name: Noel L. Davidson
 Address: 2860 Jackie Circle
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Law Offices of Joseph W. Tillson Escrow # _____

Address: 589 Tahoe Keys Blvd, Ste E4

City: South Lake Tahoe State: CA Zip: 96150

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