

DOUGLAS COUNTY, NV **2019-937184**
RPTT:\$1404.00 Rec:\$35.00
\$1,439.00 Pgs=3 10/28/2019 12:33 PM
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Richard Garcia
Michelle Garcia
P.O Box 847
Sonoma, CA 95476

MAIL TAX STATEMENTS TO:
Richard Garcia
Michelle Garcia

SAME AS ABOVE

Escrow No. 1904055-RLT

The undersigned hereby affirms that this document
submitted for recording does not contain the social
security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1220-25-510-008
R.P.T.T. \$1,404.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Paula K. Ashworth, Executrix of The Estate of Paul William Harr
pursuant to Case No. 19-PB-0076

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant,
Bargain, Sell and Convey to Richard Garcia and Michelle Garcia, Husband and Wife, as Joint
Tenants

all that real property situated in the County of Douglas, State of Nevada, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in
anywise appertaining.

Paula K. Ashworth, Executrix of The Estate
of Paul William Harr pursuant to Case No.
19-PB-0076

Paula K. Ashworth

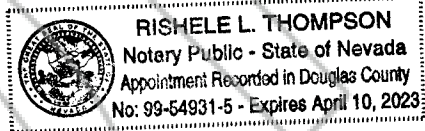
By: Paula K. Ashworth, Executrix

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on, 10/24/19
by Paula K. Ashworth, Executrix of The Estate of Paul William Harr pursuant to Case No. 19-PB-0076

NOTARY PUBLIC



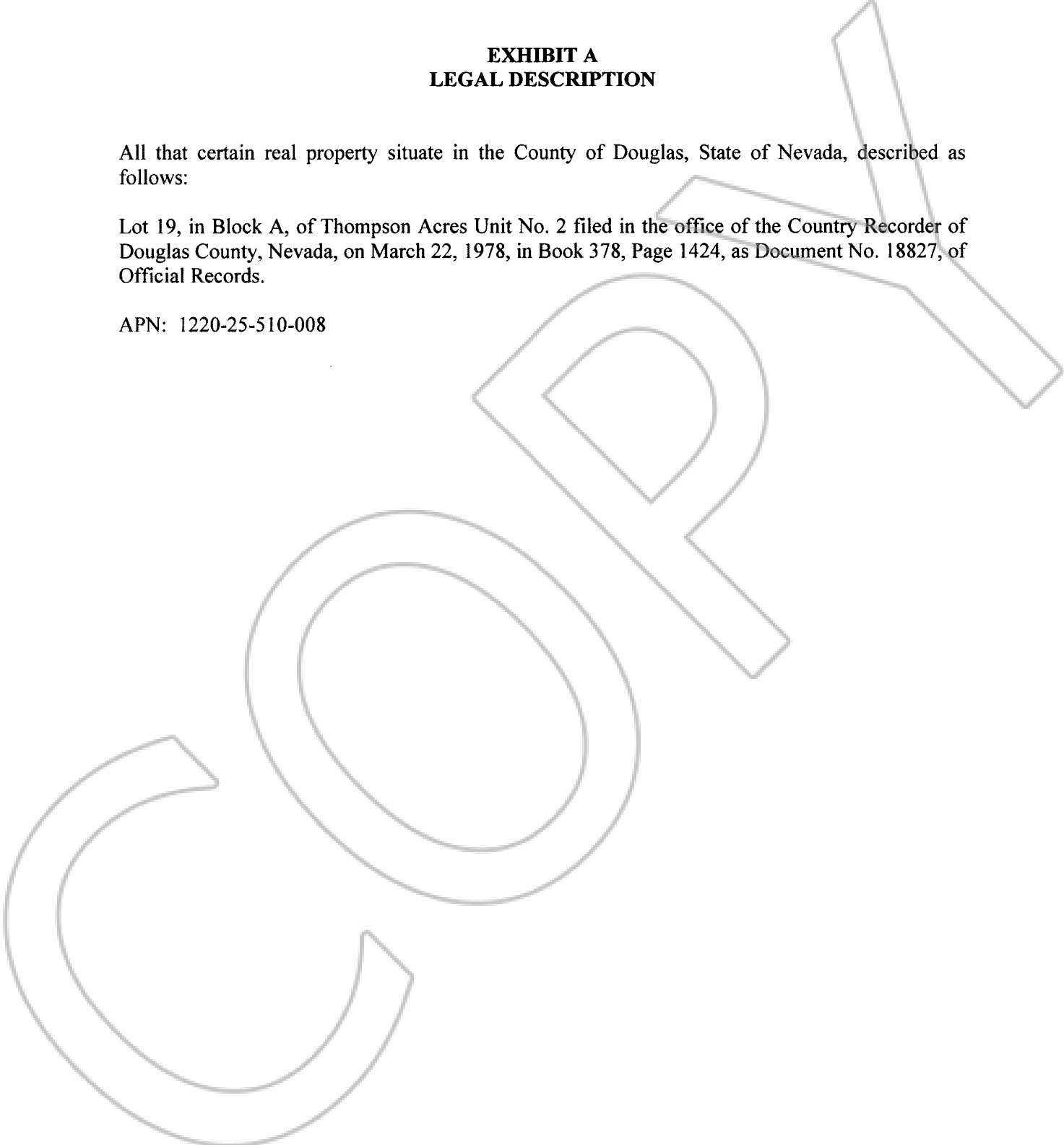
Escrow No. 1904055-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 19, in Block A, of Thompson Acres Unit No. 2 filed in the office of the County Recorder of Douglas County, Nevada, on March 22, 1978, in Book 378, Page 1424, as Document No. 18827, of Official Records.

APN: 1220-25-510-008



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1220-25-510-008
- 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:

Deed in Lieu of Foreclosure Only (value of property) \$360,000.00
 \$ _____
 Transfer Tax Value \$360,000.00
 Real Property Transfer Tax Due: \$1,404.00

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section _____
- b. Explain Reason for Exemption: _____

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 Paula K. Ashworth Capacity Grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Paula K. Ashworth,
Executrix of The Estate of Paul William
Harr pursuant to Case No. 19-PB-0076

Print Name: Richard Garcia + michene Garcia

Address: 7080 Us Hwy 50 E.
Dayton, NV 89403
 City, State, Zip

Address: P.O Box 817
Sonoma CA, 95476
 City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1904055-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410