

A.P.N.: 1220-03-111-050, 1220-03-112-003, 004, 018, 020 and 022

R.P.T.T.: \$0

When Recorded Mail To: Mail Tax Statements To:

H & S Construction
1650 US Highway 395 N.
Minden NV 89423

GRANT, BARGAIN AND SALE DEED

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

H & S Construction, Inc., a Nevada corporation

Do(es) hereby GRANT, BARGAIN and SELL to

Stodick Estates South Community Association, a Nevada nonprofit corporation

The real property situate in the County of Clark, State of Nevada, described as follows:
DOUGLAS

SEE EXHIBIT "A"

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:

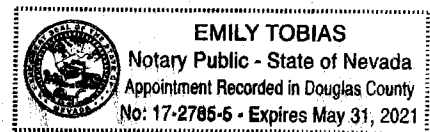
1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Date: October 28, 2019

H & S Construction, Inc., a Nevada corporation

By: [Signature]
Randall S. Harris, President

STATE OF NEVADA)
 :SS
COUNTY OF DOUGLAS)



This instrument was acknowledged before me on this:

7 day of November, 2019

By: Randall H. Harris

By: _____

(My commission expires [Signature] 5/31/21)

This instrument is being recorded as an "Accommodation Only" by First American Title Insurance Company and has not been examined as to its validity, execution or its effect upon title, if any.

Exhibit "A"

PARCEL 1:

LOT A, AS SHOWN ON THE MAP ENTITLED STODICK ESTATES SOUTH, PHASE 2, IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, FILED JUNE 6, 2005 AS DOCUMENT NO. 646056, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

PARCEL 2:

LOTS A AND B OF BLOCK C, LOT C OF BLOCK B AND LOT D OF BLOCK A, AS SHOWN ON THE MAP ENTITLED STODICK ESTATES SOUTH, PHASE 3, IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, FILED DECEMBER 22, 2005 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AS DOCUMENT NO. 664013 AND AS AMENDED BY THAT CERTAIN CERTIFICATE OF AMENDMENT RECORDED MAY 21, 2007 IN BOOK 0507, PAGE 6752, AS DOCUMENT NO. 701493 OF OFFICIAL RECORDS.

PARCEL 3:

THAT CERTAIN UNLABELED PIECE OF LAND LYING EASTERLY OF LOT A AND LOT 16, BLOCK C, WESTERLY OF LOT B AND LOT 17, BLOCK C, SOUTHERLY OF TOLER LANE AND NORTHERLY OF KITTYHAWK AVENUE AS SHOWN ON THE MAP ENTITLED STODICK ESTATES SOUTH, PHASE 3, IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, FILED DECEMBER 22, 2005 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AS DOCUMENT NO. 664013 AND AS AMENDED BY THAT CERTAIN CERTIFICATE OF AMENDMENT RECORDED MAY 21, 2007 IN BOOK 0507, PAGE 6752, AS DOCUMENT NO. 701493 OF OFFICIAL RECORDS. (ALSO KNOWN AS APN 1220-03-112-004)

NOTE: PRIOR TO THE ISSUANCE OF ANY POLICY OF TITLE INSURANCE A PROPERLY ENGINEERED LEGAL DESCRIPTION MUST BE SUBMITTED TO THE TITLE DEPARTMENT FOR REVIEW.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a. 1220-03-111-050
- b. 1220-03-112-003,004,018,020,022
- 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
- Other Common Area

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3.a. Total Value/Sales Price of Property \$ _____
- b. Deed in Lieu of Foreclosure Only (value of property (_____))
- c. Transfer Tax Value: \$ _____
- d. Real Property Transfer Tax Due \$ 0

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section #3
- b. Explain Reason for Exemption: Common Area to HOA

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 [Handwritten Signature] Capacity: Agent

Signature _____ Capacity: _____

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

Print Name: H & S Construction
 Address: 1650 US Highway 395 N
 City: Minden
 State: NV Zip: 89423

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

Print Name: Stodick Estates South Comm. Assn.
 Address: 1374 Hwy 395
 City: Gardnerville
 State: NV Zip: 89410

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

Print Name: First American Title Company Escrow # _____
 Address: 2500 Paseo Verde Parkway #120
 City: Henderson State: NV Zip: 89074