

A.P.N.: 1320-02-002-059  
File No: 143-2577631 (mk)  
R.P.T.T.: \$4,875.00

When Recorded Mail To: Mail Tax Statements To:  
Patrick D. Craig and Kathryn A. Craig  
P.O. Box 1260  
Stockton, CA 95201

***GRANT, BARGAIN and SALE DEED***

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

Sandra M. Yglesias, Successor Trustee of the Yglesias family trust dated October 22, 1999

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

Patrick D. Craig and Kathryn A. Craig, husband and wife as Community Property with right of survivorship

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

**PARCEL I:**

**THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 13 NORTH, RANGE 20 EAST, M.D.B.&M.**

**PARCEL II:**

**TOGETHER WITH AN EASEMENT FOR ROADWAY AND UTILITY PURPOSE ACROSS THE EAST 15 FEET OF THE WEST HALF OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 2, TOGETHER WITH THE RIGHT TO CONVEY SAID EASEMENT TO OTHERS, THEIR SURVIVORS AND ASSIGNS, SAID EASEMENT SHALL AND ALWAYS WILL RUN WITH THE LAND, TOGETHER WITH THE RIGHT TO DEDICATE THE SAME FOR PUBLIC USE.**

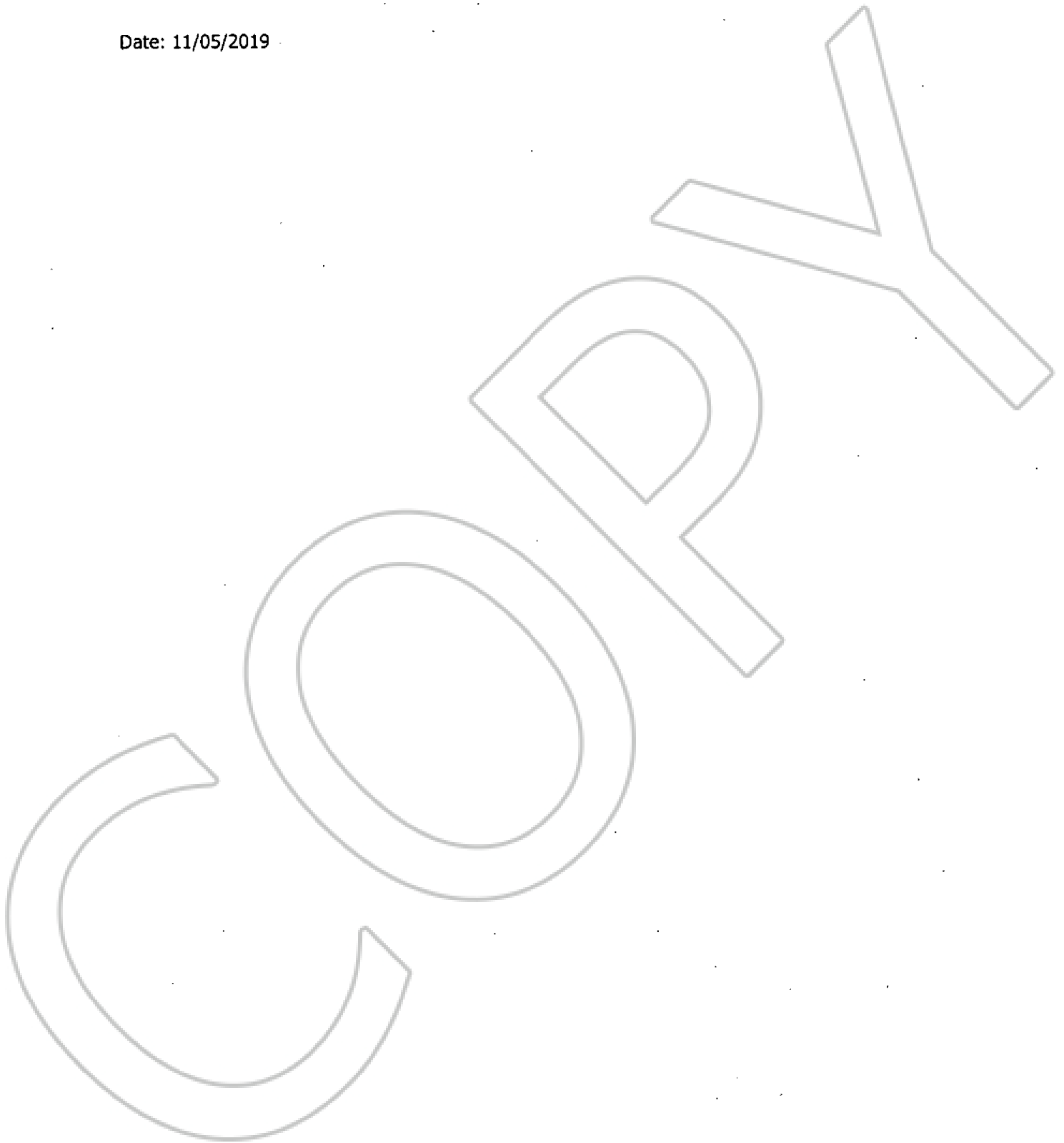
*TOGETHER* with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

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: 11/05/2019



Sandra M. Yglesias Successor Trustee of the  
Yglesias family trust dated October 22, 1999

Sandra M. Yglesias  
Sandra M. Yglesias, Successor Trustee

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

This instrument was acknowledged before me on 11-13-19 by  
**Sandra M. Yglesias, as Successor Trustee .**

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



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated  
**November 05, 2019** under Escrow No. **143-2577631**.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 1320-02-002-059  
 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: \$1,250,000.00  
 b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 c) Transfer Tax Value: \$1,250,000.00  
 d) Real Property Transfer Tax Due \$4,875.00

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: *[Signature]*  
 Signature: \_\_\_\_\_

Capacity: agent  
 Capacity: \_\_\_\_\_

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

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

Print Name: Yglesias Family Trust  
 Address: 2041 Joann Dr  
 City: Bullhead City  
 State: AZ      Zip: 86442

Print Name: Patrick D. Craig and  
Kathryn A. Craig  
 Address: P.O. Box 1260  
 City: Stockton  
 State: CA      Zip: 95201

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

First American Title Insurance  
 Print Name: Company  
 Address 1663 US Highway 395, Suite 101  
 City: Minden

File Number: 143-2577631 mk/ et  
 State: NV      Zip: 89423

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