

DOUGLAS COUNTY, NV **2019-938484**  
RPTT:\$2925.00 Rec:\$35.00  
\$2,960.00 Pgs=3 11/19/2019 02:44 PM  
TICOR TITLE - GARDNERVILLE  
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:  
Jon Blake Harrison  
3437 Fitzgerald Rd  
Rancho Cordova, CA 95742

MAIL TAX STATEMENTS TO:  
Jon Blake Harrison  
3437 Fitzgerald Rd  
Rancho Cordova, CA 95742

Escrow No. 1906195-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.: 1318-10-416-047  
R.P.T.T. \$2,925.00

SPACE ABOVE FOR RECORDER'S USE ONLY

**GRANT, BARGAIN, SALE DEED**

**THIS INDENTURE WITNESSETH: That Ted Linton, Trustee of The Linton Family Trust, dated December 6, 1991**


**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Jon Blake Harrison , a married man as his sole and seperate property**

**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.**

**Signature and notary acknowledgement on page two.**

Ted Linton, Trustee of The Linton Family Trust, dated December 6, 1991

  
by: Ted Linton, Trustee

STATE OF NEVADA  
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on , \_\_\_\_\_  
by Ted Linton, Trustee of The Linton Family Trust, dated December 6, 1991

NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 01906195.

*COPIES ATTACHED  
ACKNOWLEDGEMENT*

# 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 Los Angeles )

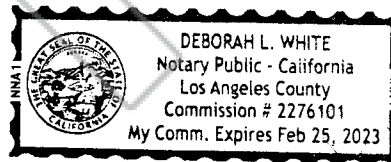
On 11-12-19 before me, Deborah L. White, Notary Public  
(insert name and title of the officer)

personally appeared Ted Linton, Trustee of the Linton Family Trust, <sup>dated December 12, 2019</sup>  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) (is/are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in (his/her/their authorized capacity(ies), and that by (his) her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) 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.

Signature Deborah L. White (Seal)



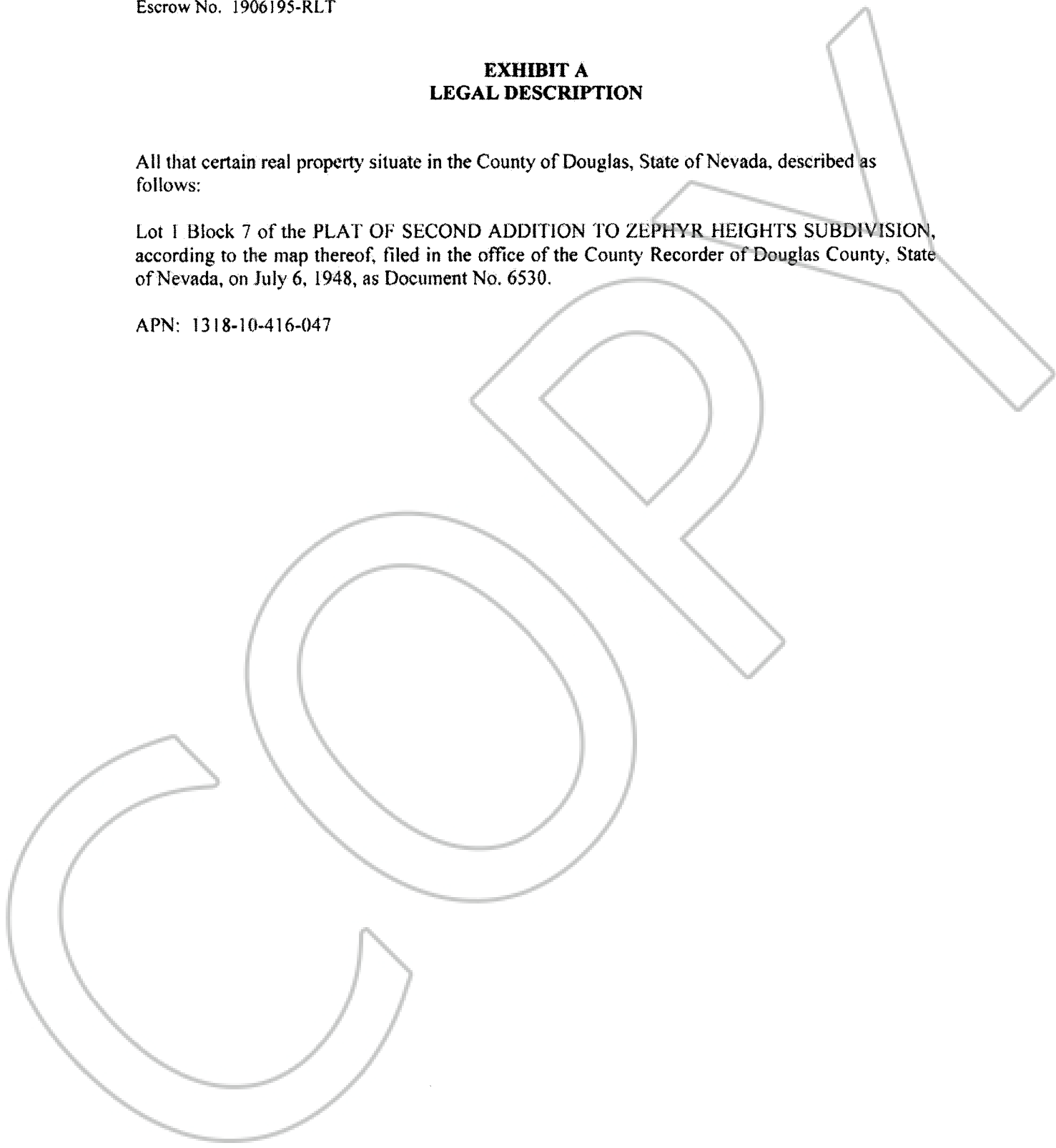
Escrow No. 1906195-RLT

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Lot 1 Block 7 of the PLAT OF SECOND ADDITION TO ZEPHYR HEIGHTS SUBDIVISION, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on July 6, 1948, as Document No. 6530.

APN: 1318-10-416-047



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1318-10-416-047  
 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. a. Total Value/Sales Price of Property:                      \$ 750,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    \$ \_\_\_\_\_  
 c. Transfer Tax Value    \$ 750,000.00  
 d. Real Property Transfer Tax Due:                                \$ 2,925.00

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 [Signature] Capacity agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Ted Linton, Trsutee of The Linton Family Trust, dated December 6, 1991  
 Address: 8406 Encino Ave  
 City: Northridge  
 State/Zip: CA 91325

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: <sup>Jon</sup> Blake Harrison  
 Address: 3437 Fitzgerald Rd  
 City: Rancho Cordova  
 State/Zip: 95742

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: Ticor Title of Nevada, Inc.                      Escrow No.: 01906195-020-RLT  
 Address: 1483 US Highway 395 N, Suite B  
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED