

DOUGLAS COUNTY, NV **2019-939515**
RPTT:\$3081.00 Rec:\$35.00
\$3,116.00 Pgs=2 12/13/2019 11:34 AM
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER

A.P.N.: 1022-18-002-001
File No: 143-2576062 (mk)
R.P.T.T.: \$3,081.00

When Recorded Mail To: Mail Tax Statements To:
Stephen Dunne and Paula Dunne
2790 Hay Loft Way
Morgan Hill, CA 95037

GRANT, BARGAIN and SALE DEED

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

Alice Benge and Charles Benge, husband and wife as joint tenants

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

Stephen Dunne and Paula Dunne, 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:

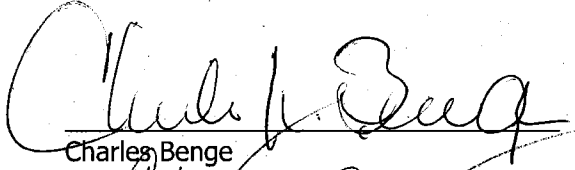
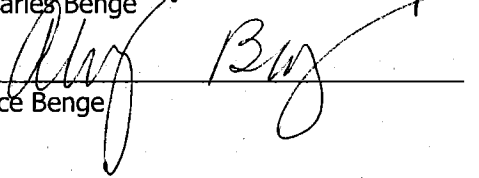
**LOT 32, BLOCK A, AS SHOWN ON THE MAP OF HOLBROOK HIGHLANDS
SUBDIVISION, SECTION 18, TOWNSHIP 10 NORTH, RANGE 22 EAST, FILED IN THE
OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MARCH 22,
1978 AS DOCUMENT NO. 18825.**

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

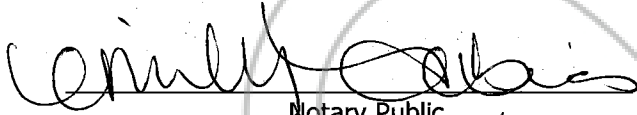
1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Date: 10/11/2019


Charles Bengé

Alice Bengé

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

This instrument was acknowledged before me on 12.11.19 by **Charles Bengé and Alice Bengé.**


Notary Public
(My commission expires: 5/31/21)

 **EMILY TOBIAS**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 17-2785-5 - Expires May 31, 2021

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **October 11, 2019** under Escrow No. **143-2576062.**

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1022-18-002-001
- 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: \$790,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$790,000.00
- d) Real Property Transfer Tax Due \$3,081.00

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: *Charles Bengé and Alice Bengé*

Capacity: *agent*

Signature: _____

Capacity: _____

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

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

Print Name: Charles Bengé and Alice Bengé

Print Name: Stephen Dunne and Paula Dunne

Address: 3236 Highland Way

Address: 2790 Hay Loft Way

City: Gardnerville

City: Morgan Hill

State: NV Zip: 89410

State: CA Zip: 95037

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

Print Name: First American Title Insurance Company

File Number: 143-2576062 mk/ et

Address: 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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