

A.P.N.: 142028311019
File No: 143-2578590 (mk)
R.P.T.T.: \$#4

When Recorded Mail To: Mail Tax Statements To:
Kristin Kvasnicka
2871 San Juan Circle
Minden, NV 89423

GRANT, BARGAIN and SALE DEED

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

Ryan Roaldson, a single man and Kristin Kvasnicka, a single woman as joint tenants

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

Kristin Kvasnicka, an unmarried woman

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

LOT 151, BLOCK J, AS SHOWN ON THE FINAL MAP #PD99-02-05 FOR SARATOGA SPRINGS ESTATES UNIT 5, A PLANNED DEVELOPMENT, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MAY 4, 2001, IN BOOK 0501, AT PAGE 1402, AS DOCUMENT NO. 513570, AND FURTHER CERTIFICATE OF AMENDMENT RECORDED JULY 17, 2001, IN BOOK 701, PAGE 3937, AS DOCUMENT NO. 518483.

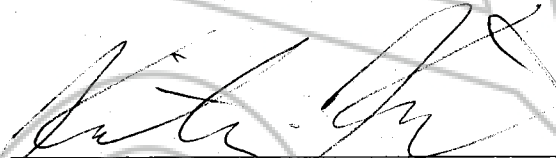
TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

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: 12/09/2019

**This document was executed
in counter-part and
shall be deemed as one.**



Kristin Kvasnicka




Ryan Roaldson

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

This instrument was acknowledged before me on this:
10 day of December 2019

By: _____
By: Kristin Kvasnicka Its: _____
Mary Kelsh

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

 **MARY KELSH**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 98-49567-5 - Expires Nov. 06, 2022

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

This instrument was acknowledged before me on 12-11-2019 by Ryan Roaldson

Mary Kelsh

Notary Public

(My commission expires: 11-6-2022)



COPY

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 142028311019
- 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: Doc #714831 - JS

3. a) Total Value/Sales Price of Property: _____

\$0.00

b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)

c) Transfer Tax Value: _____

\$0.00

d) Real Property Transfer Tax Due _____

\$0

4. **If Exemption Claimed:**

a. Transfer Tax Exemption, per 375.090, Section: #4

b. Explain reason for exemption: from one joint tenant to the other for no consideration

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: [Signature]

Signature: _____

Capacity: _____

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

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

Print Name: Ryan Roaldson

Print Name: Kristin Kvasnicka

Address: 2871 San Juan Circle

Address: 2871 San Juan Circle

City: Minden

City: Minden

State: NV Zip: 89423

State: NV Zip: 89423

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

First American Title Insurance

Print Name: Company

File Number: 143-2578590 mk/ mk

Address 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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