

DOUGLAS COUNTY, NV **2019-939768**  
RPTT:\$1833.00 Rec:\$35.00  
\$1,868.00 Pgs=3 12/17/2019 02:33 PM  
TICOR TITLE INCLINE VILLAGE - 264 VILLAGE BLVD  
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:  
Lance T Fithian  
P.O. Box 3733  
Stateline, NV 89449

MAIL TAX STATEMENTS TO:  
Lance T Fithian  
P.O. Box 3733  
Stateline, NV 89449

Escrow No. 1906666-SLP

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.: 1319-19-212-090  
R.P.T.T. \$1,833.00

SPACE ABOVE FOR RECORDER'S USE ONLY

### GRANT, BARGAIN, SALE DEED

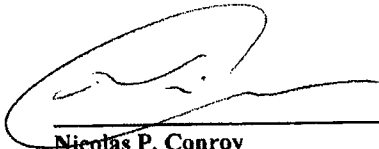
**THIS INDENTURE WITNESSETH:** That Nicolas P. Conroy, A married man, as his sole and separate property

**FOR A VALUABLE CONSIDERATION,** receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Lance T Fithian and Carmel Fithian, Husband and Wife, as Joint Tenants

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.

  
\_\_\_\_\_  
Nicolas P. Conroy

STATE OF NEVADA *Washoe*  
COUNTY OF DOUGLAS *Washoe*

This instrument was acknowledged before me on, *Dec 9 2019* } ss:  
by Nicolas P. Conroy

  
\_\_\_\_\_  
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 01906666.

 TYLER MACALUSO  
Notary Public - State of Nevada  
Appointment Recorded in Washoe County  
No: 16-3876-2 - Expires October 14, 2020

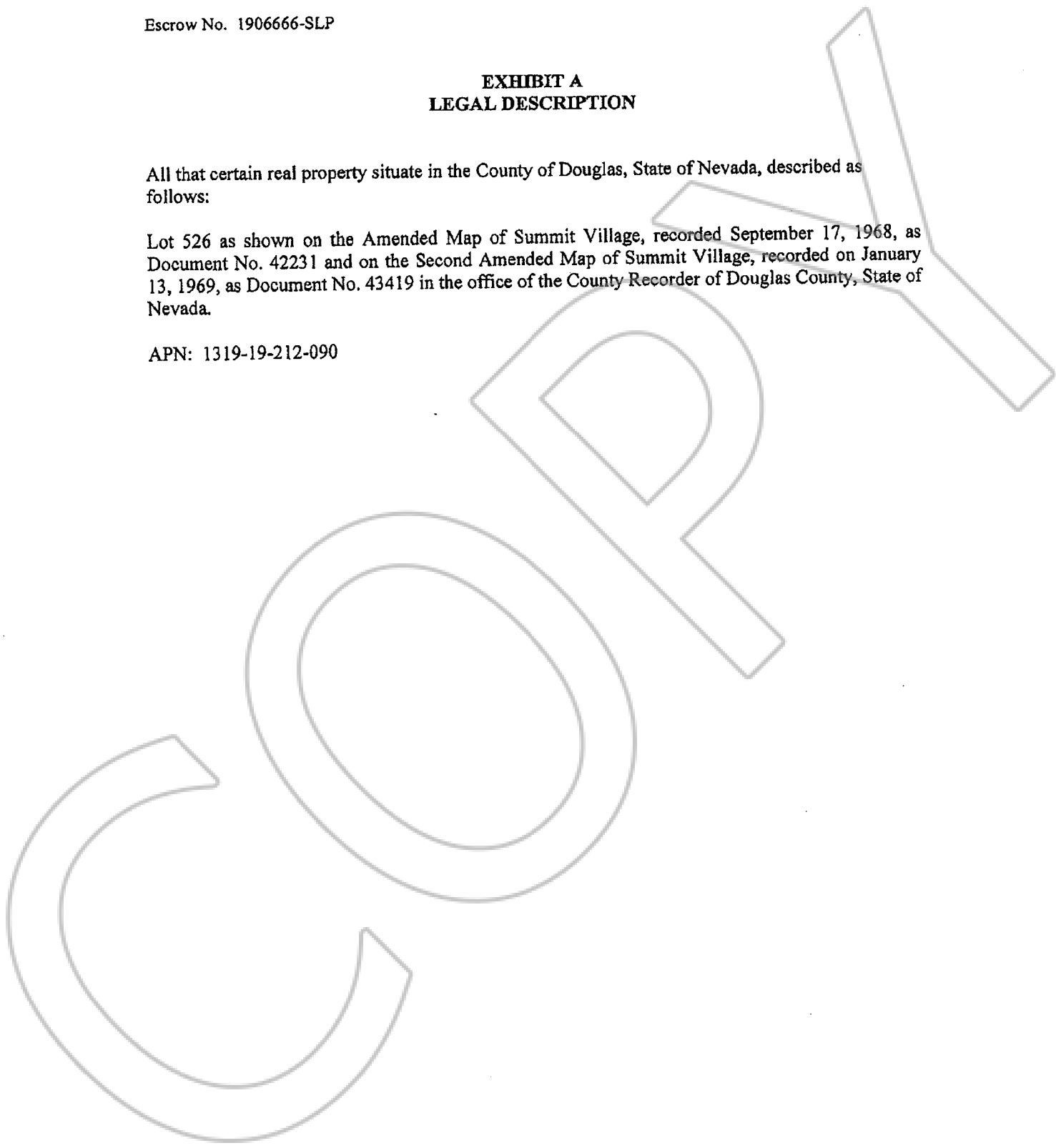
Escrow No. 1906666-SLP

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Lot 526 as shown on the Amended Map of Summit Village, recorded September 17, 1968, as Document No. 42231 and on the Second Amended Map of Summit Village, recorded on January 13, 1969, as Document No. 43419 in the office of the County Recorder of Douglas County, State of Nevada.

APN: 1319-19-212-090



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1319-19-212-090
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. Total Value/Sales Price of Property:

\$470,000.00
Deed in Lieu of Foreclosure Only (value of property) \$
Transfer Tax Value \$470,000.00
Real Property Transfer Tax Due: \$1,833.00

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section
b. Explain Reason for Exemption:

5. Partial Interest: Percentage being transferred: %

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 Capacity GRANTOR
Signature Capacity

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Nicolas P. Conroy
Address: P. O. Box 3996
Stateline, NV 89449
City, State, Zip

Print Name: LANCE T. FEHMAN, ET AL
Address: P.O. Box 3733
Stateline, NV 89449
City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticolor Title of Nevada, Inc. Escrow #: 1906666-030-SLP
Address: 264 Village Boulevard #101
City, State, Zip: Incline Village, NV 89451

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED