

DOUGLAS COUNTY, NV **2019-939940**  
RPTT:\$1376.70 Rec:\$35.00  
\$1,411.70 Pgs=3 12/20/2019 10:46 AM  
TICOR TITLE - GARDNERVILLE  
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:  
Karen Vipperman  
380 Genoa Lane  
Minden, NV 89423

MAIL TAX STATEMENTS TO:  
Same as above

Escrow No. 1906608-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.: 1420-28-510-050  
R.P.T.T. \$1,376.70

SPACE ABOVE FOR RECORDER'S USE ONLY

### **GRANT, BARGAIN, SALE DEED**

**THIS INDENTURE WITNESSETH: That Betty Hundrieser, Surviving Trustee of The K & B Hundreiser Family Living Trust dated September 2, 1998**

**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Karen Vipperman, A married woman, as her sole and separate 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.**

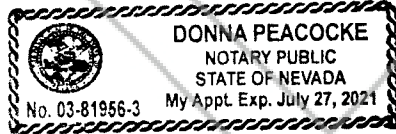
Betty Hundrieser, Trustees of The K & B  
Hundreiser Family Living Trust dated  
September 2, 1998

Betty Hundrieser  
Betty Hundrieser, Surviving Trustee

STATE OF NEVADA  
COUNTY OF DOUGLAS } ss: *Carson city*

This instrument was acknowledged before me on, 12-09-19  
by Betty Hundrieser, Surviving Trustee of The K & B Hundreiser Family Living Trust dated September 2, 1998

Donna Peacocke  
NOTARY PUBLIC



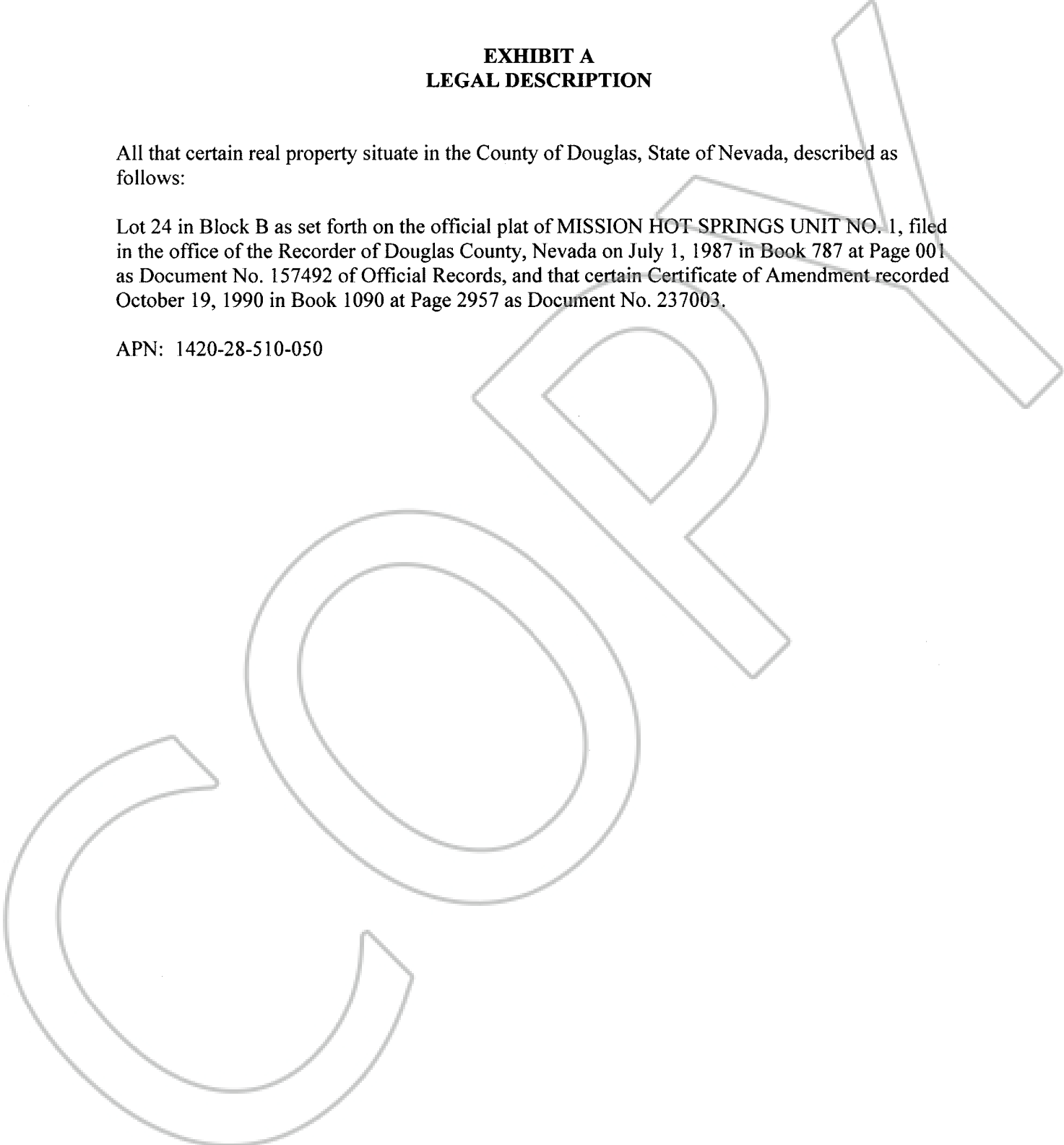
Escrow No. 1906608-RLT

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Lot 24 in Block B as set forth on the official plat of MISSION HOT SPRINGS UNIT NO. 1, filed in the office of the Recorder of Douglas County, Nevada on July 1, 1987 in Book 787 at Page 001 as Document No. 157492 of Official Records, and that certain Certificate of Amendment recorded October 19, 1990 in Book 1090 at Page 2957 as Document No. 237003.

APN: 1420-28-510-050



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1420-28-510-050  
 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:                      \$ 353,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    \$ \_\_\_\_\_  
 c. Transfer Tax Value    \$ 353,000.00  
 d. Real Property Transfer Tax Due:                                \$ 1,376.70

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 Betty Hundrieser Capacity grantor  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Betty Hundrieser, Surviving Trustee of  
 The K & B Hundreiser Family Living Trust dated  
 September 2, 1998  
 Address: 3651 Shawnee Dr  
 City: Carson City  
 State: NV Zip: 89705

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Karen Vipperman  
380 Gensalane  
 Address: \_\_\_\_\_  
 City: Minden  
 State: NV Zip: 89423

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: Titor Title of Nevada, Inc.                      Escrow No.: 01906608-020-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