

1420-34-201-043
APN# ~~21-170-49~~ KH

Recording Requested by:
Name: Mark D. and Darlene L. Baughn
Address: 1480 Downs St.
City/State/Zip: Minden, NV 89423


00104560202009405310050052
KAREN ELLISON, RECORDER E07

When Recorded Mail to:
Name: - Same -
Address: _____
City/State/Zip: _____

(for Recorder's use only)

Mail Tax Statement to:
Name: - Same -
Address: _____
City/State/Zip: _____

Grant, Bargain and Sale Deed
(Title of Document)

Please complete Affirmation Statement below:

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the personal information of any person or persons.
(Per NRS 239B.030)

-OR-

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does contain the personal information of a person or persons as required by law: _____
(State specific law)

Karen A. Heine
Signature

legal assistant
Title

Karen Heine
Printed Name

This page added to provide additional information required by NRS 111.312 Sections 1-2 and NRS 239B.030 Section 4.

This cover page must be typed or printed in black ink. (Additional recording fee applies)

ORIGINAL

The undersigned hereby affirms that there is no Social Security number contained in this document.

APN: 1420-34-201-043
RECORDING REQUESTED BY:
Mark D. and Darlene L. Baughn

RETURN RECORDED DEED TO:
Mark D. and Darlene L. Baughn
1480 Downs St.
Minden, NV 89423

GRANTEE/MAIL TAX STATEMENTS TO:
Mark D. and Darlene L. Baughn
1480 Downs St.
Minden, NV 89423

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made on December 26, 2019, by Mark D. and Darlene L. Baughn, grantors, and Mark Dale Baughn and Darlene Louise Baughn, Trustees of "THE BAUGHN FAMILY REVOCABLE TRUST," 1480 Downs Street, Minden, NV 89423, grantees,

WITNESSETH:


That the grantor, in consideration of the sum of Ten and No/100 Dollars (\$10.00), lawful money of the United States, and other good and valuable consideration to them in hand paid by the grantees, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, and sell to the grantee, and to its successors and assigns, all that certain lot, piece, or parcel of land situated in the County of Douglas, State of Nevada, and more particularly described as follows:

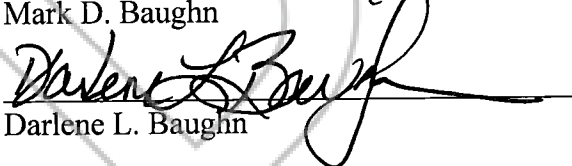
(See, Exhibit "A" attached hereto and incorporated herein by this reference.)

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder or remainders, rents, issues, and profits thereof.

TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said grantee and to her successors and assigns forever.

IN WITNESS WHEREOF, the grantor has executed this conveyance the day and year first above written.

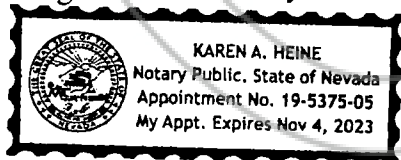


Mark D. Baughn


Darlene L. Baughn

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

On December 26, 2019, personally appeared before me, a notary public, Mark Dale Baughn and Darlene Louise Baughn, personally known (or proved) to me to be the persons whose names are subscribed to the foregoing Grant, Bargain and Sale Deed, who acknowledged to me that they executed the foregoing document.





NOTARY PUBLIC

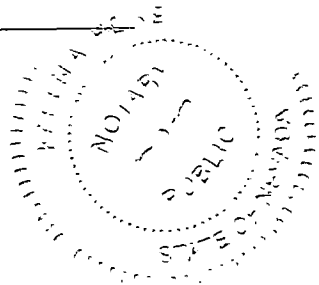


EXHIBIT "A"

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

A portion of the South $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 34, Township 14 North, Range 20 East, M.D.B. &M., and more particularly described as follows:

Parcel 4 as shown on that certain Parcel Map for Pacer, Inc., recorded January 25, 1985, in Book 185, page 2014, Document No. 112807, Official Records of Douglas County, Nevada.

Commonly known as 1480 Downs Street, Minden, NV 89423

APN: 1420-34-201-043

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) ~~21-178-49~~ 1420-34-201-043
 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: <u>1/6/20</u>	
NOTES: <u>Trust of KA</u>	

3. Total Value/Sales Price of Property: \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due: \$ 0 _____

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 7
 b. Explain Reason for Exemption: transfer to family trust without consideration, certificate of Trust attached

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 Karen A. Heim Capacity legal assistant

Signature Karen A. Heim Capacity legal assistant

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Mark D. and Darlene L. Baughn
 Address: 1480 Downs. St
 City: Minden
 State: NV Zip: 89423

Print Name: The Baughn Family Trust
 Address: 1480 Downs St
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: -same- Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____