

DOUGLAS COUNTY, NV

2020-941017

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

01/17/2020 09:38 AM

PREMIUM TITLE AGENCY, INC PO#650-000004; PO#

KAREN ELLISON, RECORDER

E07

APN: 1320-35-002-008

R.P.T.T.: \$0.00

Exempt: (7)

Recording Requested By:

Brian W. Littleton
1485 Willow Creek Lane
Gardnerville, NV 89410

After Recording Mail To:

Brian W. Littleton, et al
1485 Willow Creek Lane
Gardnerville, NV 89410

Send Subsequent Tax Bills To:

Brian W. Littleton, et al
1485 Willow Creek Lane
Gardnerville, NV 89410

GRANT, BARGAIN, AND SALE DEED

THIS INDENTURE WITNESSETH THAT, Brian W. Littleton and Rosemarie Littleton, husband and wife as joint tenants with right of survivorship, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL, AND CONVEY, to Brian W. Littleton and Rosemarie Littleton, Trustees of the Littleton Revocable Trust dated March 6, 1996, whose address is 1485 Willow Creek Lane, Gardnerville, NV 89410,

ALL that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

MORE commonly known as: 1485 Willow Creek Lane
Gardnerville, NV 89410

Per NRS 111.312 - The Legal Description appeared previously in Deed, recorded on _____, as Book _____, Page _____, Document No. _____ in Douglas County Records, Douglas County, Nevada.

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.



WITNESS my/our hands, this 10th day of JANUARY, 2020

[Signature]
Brian W. Littleton

[Signature]
Rosemarie Littleton

STATE OF Nevada)

COUNTY OF Douglas) SS

This instrument was acknowledged before me, this 10 day of January, 2020, by Brian W. Littleton and Rosemarie Littleton.

NOTARY STAMP/SEAL

[Signature]
Notary Public

Diana R. York, Notary Public
Title and Rank

My Commission Expires: 8-5-21

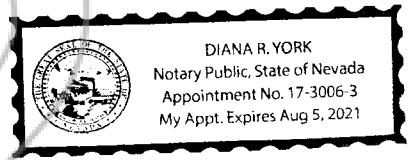


EXHIBIT A
Legal Description

L1-1912-NV-3617167

ALL THAT CERTAIN REAL PROPERTY SITUATE IN THE COUNTY OF DOUGLAS,
STATE OF NEVADA, DESCRIBED AS FOLLOWS:

LOT 12 IN BLOCK A OF WILLOW CREEK, ACCORDING TO THE MAP THEREOF,
FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY,
STATE OF NEVADA ON JUNE 30, 1992, IN BOOK 692, PAGE 5954, AS DOCUMENT
NO. 282394

1320-35-002-008

Being Property Conveyed by Grant, Bargain and Sale Deed from Brian W Littleton and
Rosemarie Littleton, husband and wife as Joint tenants with right of survivorship to Brian
W Littleton and Rosemarie Littleton, Trustees of the Littleton Revocable Trust dated
March 6, 1996, recorded January 19, 2018, in (book) Instrument No. 2018-909390 and,
Douglas County, Nevada.



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1320-35-002-008
 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
 Other

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: <u>Verified Trust - JS</u>	

- 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 \$ 0.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7
 b. Explain Reason for Exemption: Transfer to a trust without 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: GRANTOR
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Brian W. Littleton and Rosemarie Littleton
 Address: 1485 Willow Creek Lane
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Littleton Revocable Trust
 Address: 1485 Willow Creek Lane
 City: Gardnerville
 State: NV Zip: 89410

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

Print Name: Premium Title of Agency, Inc
 Address: 1000 Abernathy Road, Suite 200
 City: Atlanta, GA 30328

Escrow # 11-1912-NV-3617167
 State: NV Zip: 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

