

**A.P.N.:** 1420-35-311-021

**R.P.T.T.:** \$2,730.00

**WHEN RECORDED MAIL TO and  
MAIL TAX STATEMENTS TO:**

Justin Casha and Lily Casha  
1678 Crowne Way  
Minden, NV 89423

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That Michael C. Quigley, a single man

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to Justin Casha and Lily Casha, husband and wife as joint tenants with right of survivorship

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

Lot 113, of the Final Map for Skyline Ranch Phase #3, FSM #94-04-03, according to the map thereof filed in the Office of the County Recorder of Douglas County, Nevada, recorded on July 5, 2005, in Book 705, Page 1491, as Document No. 648689, of Official Records.

**COMMONLY KNOWN ADDRESS:**  
1678 Crowne Way, Minden, NV 89423

- SUBJECT TO:**
1. Taxes for the current fiscal year, not delinquent, including personal property taxes of any former owner, if any:
  2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now of record.

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

STATE OF <sup>CB</sup> Nevada  
COUNTY OF <sup>CB</sup> Carson City

This instrument was acknowledged before me

on February 19, 2020

by Michael C. Quigley

Signature: Cynthia Brewer  
Notary Public

My Commission Expires: 1-8-2024

Michael C. Quigley  
Michael C. Quigley



COPY

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1420-35-311-021  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property:
- |  |  |
|--|--|
| a) <input type="checkbox"/> Vacant Land  | b) <input checked="" type="checkbox"/> Sgl. Fam. Residence |
| c) <input type="checkbox"/> Condo/Twnhse | d) <input type="checkbox"/> 2-4 Plex                       |
| e) <input type="checkbox"/> Apt. Bldg.   | f) <input type="checkbox"/> Comm'l/Ind'l                   |
| g) <input type="checkbox"/> Agricultural | h) <input type="checkbox"/> Mobile Home                    |
| <input type="checkbox"/> Other: _____    |  |

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

3. a. Total Value/Sale Price of Property: \$699,800.00  
 b. Deed in Lieu of Foreclosure Only (value of property) (\$)  
 c. Transfer Tax Value: \$699,800.00  
 d. Real Property Transfer Tax Due: \$2,730.00

4. **IF EXEMPTION CLAIMED:**  
 a. Transfer Tax Exemption, per NRS 375.090, Section: \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage Being Transferred: 100.00%

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 the 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: *M. Remington* Capacity: Escrow Holder  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

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

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

Print Name: <u>Michael C. Quigley</u>	Print Name: <u>Justin Casha and Lily Casha</u>
Address: <u>2253 Weiser River Road</u>	Address: <u>1678 Crowne Way</u>
City: <u>Weiser</u>	City: <u>Minden</u>
State: <u>ID</u> Zip: <u>83672</u>	State: <u>Nevada</u> Zip: <u>89423</u>

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

Print Name: First Centennial Title of Nevada Esc. #: 20000114-ES  
 Address: 896 W Nye Ln., #104  
 City: Carson City State: NV Zip: 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED