

DOUGLAS COUNTY, NV **2020-942903**
RPTT:\$2447.25 Rec:\$40.00
\$2,487.25 Pgs=3 **02/28/2020 11:14 AM**
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER

A.P.N.: 1419-11-001-011
File No: 143-2582640 (mk)
R.P.T.T.: \$2,447.25

When Recorded Mail To: Mail Tax Statements To:
Thomas Irvin Lingo and Patricia Jean Lingo
28802 Alta Laguna BLVD
Laguna Beach, CA 92651

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Gregg W. Langlois, Successor Trustee of The Langlois Family Trust created December 8, 1999

do(es) hereby *GRANT, BARGAIN and SELL* to

Thomas Irvin Lingo and Patricia Jean Lingo, husband and wife as joint tenants

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

LOT 20 AS SHOWN ON THAT CERTAIN MAP ENTITLED "ALPINE VIEW ESTATES NO. 2", FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON NOVEMBER 01, 1972, AS FILE NO. 62567.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Date: 01/27/2020

Gregg W. Langlois, Successor Trustee of The
Langlois Family Trust created December 8, 1999

Gregg W. Langlois 2-21-2020
Gregg W. Langlois, Successor Trustee

STATE OF **NEVADA**)
) : ss.
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on _____ by
Gregg W. Langlois, Successor Trustee.

Notary Public
(My commission expires: _____)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
January 27, 2020 under Escrow No. **143-2582640.**

see Attached

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of CONTRA COSTA

On FEBRUARY 21, 2020 before me, PATRICIA L. FORD, NOTARY PUBLIC
(insert name and title of the officer)

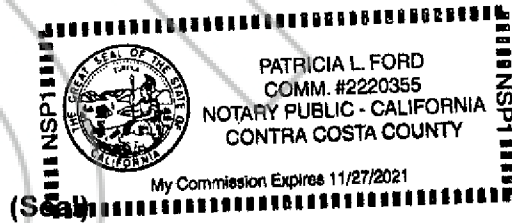
personally appeared GREGG W. LANGLOIS
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Patricia L. Ford



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1419-11-001-011
 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$627,500.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$627,500.00
 d) Real Property Transfer Tax Due \$2,447.25

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: [Signature]
 Signature: _____

Capacity: Agent
 Capacity: _____

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

The Langlois Family Trust created
 Print Name: December 8, 1999
 Address: 1037 Homestead Avenue
 City: Walnut Creek
 State: CA Zip: 94598

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

Thomas Irvin Lingo and
 Print Name: Patricia Jean Lingo
 Address: 28802 Alta Laguna BLVD
 City: Laguna Beach
 State: CA Zip: 92651

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

First American Title Insurance
 Print Name: Company File Number: 143-2582640 mk/ et
 Address 1663 US Highway 395, Suite 101
 City: Minden State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)