

DOUGLAS COUNTY, NV  
RPTT:\$1306.50 Rec:\$40.00  
\$1,346.50 Pgs=3 2020-944619  
04/13/2020 02:45 PM  
SIGNATURE TITLE - ZEPHYR COVE  
KAREN ELLISON, RECORDER

APN: 1420-07-721-007

**RECORDING REQUESTED BY:**  
SIGNATURE TITLE COMPANY LLC  
212 ELKS POINT ROAD, SUITE 445, PO  
BOX 10297  
ZEPHYR COVE, NV 89448

**MAIL RECORDABLE DOCS AND  
Tax Statements to:**  
Joseph Singleton  
1392 Pin Oak Drive  
Gardnerville, NV 89410

**ESCROW NO: 11000904-JML**

RPTT \$1,306.<sup>50</sup>

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That **Riverpark Dunes LLC, A Nevada Limited Liability Company**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell, and Convey to:

**Joseph E Singleton IV, an unmarried man**

all that real property situated in the City of Carson City, County of Douglas, State of Nevada, described as follows:

**SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.**

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

Riverpark Dunes, LLC, A Nevada Limited Liability Company

*Henry R. Butler*  
By: Henry R. Butler, Managing Member

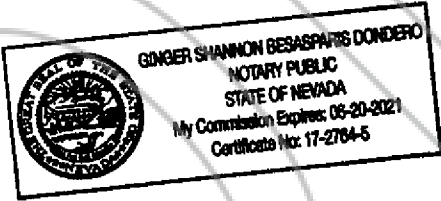
STATE OF NEVADA  
COUNTY OF Douglas

} ss:

This instrument was acknowledged before me on March 23, 2020

by Henry R. Butler

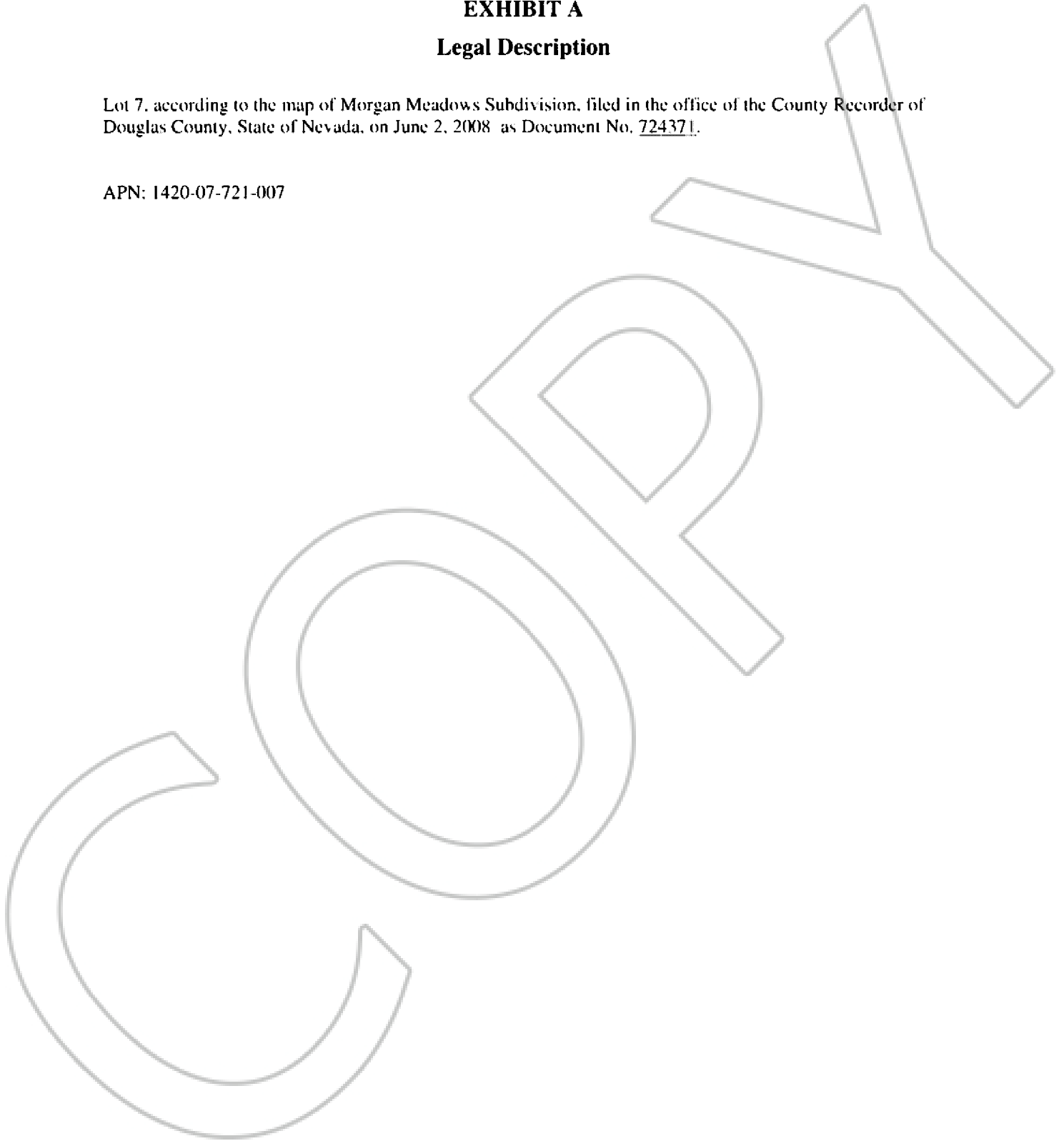
*[Signature]* (seal)  
Notary Public



**EXHIBIT A**  
**Legal Description**

Lot 7, according to the map of Morgan Meadows Subdivision, filed in the office of the County Recorder of Douglas County, State of Nevada, on June 2, 2008 as Document No. 724371.

APN: 1420-07-721-007



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1420-07-721-007  
 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'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: \$ 334,900.00  
 b. Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 c. Transfer Tax Value \$ 334,900.00  
 d. Real Property Transfer Tax Due: \$ 1,306.50

4. If Exemption Claimed  
 a. Transfer Tax Exemption, per NRS 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 \_\_\_\_\_ DocuSigned by: \_\_\_\_\_ Capacity Grantor Agent  
 Signature Joseph E Singleton Capacity Grantee  
D3474E4409614E9

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Riverpark Dunes LLC, A Nevada Limited Liability Company  
 Address: PO Box 10989  
 City: Zephyr Cove  
 State: NV Zip: 89448

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Joseph E Singleton  
 Address: 1392 Pin Oak Dr.  
 City: Gardnerville  
 State: NV Zip: 89410

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: Signature Title Company LLC Escrow No.: 11000904-110-JML  
 Address: 212 Eiks Point Road, Suite 445, PO Box 10297  
 City, State, Zip: Zephyr Cove, NV 89448

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED