

DOUGLAS COUNTY, NV **2020-946379**
RPTT:\$1513.20 Rec:\$40.00
\$1,553.20 Pgs=3 **05/20/2020 02:30 PM**
TICOR TITLE - RENO (LAKESIDE)
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Rhonda A. Berning
3358 Coloma Drive
Carson City, NV 89705

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 2002668-JN

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1420-18-112-012
R.P.T.T. \$ 1,513.20

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Randall Thomas Michalek a married man as his sole and separate property who acquired title as an unmarried man

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

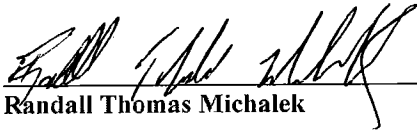
Rhonda A. Berning and Francisco J. Garcia, wife and husband as joint tenants

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

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

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

Signature and notary acknowledgement on page two.


Randall Thomas Michalek

STATE OF NEVADA
COUNTY OF

} ss:

This instrument was acknowledged before me on , May 14, 2020
by Randall Thomas Michalek


NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02002668.



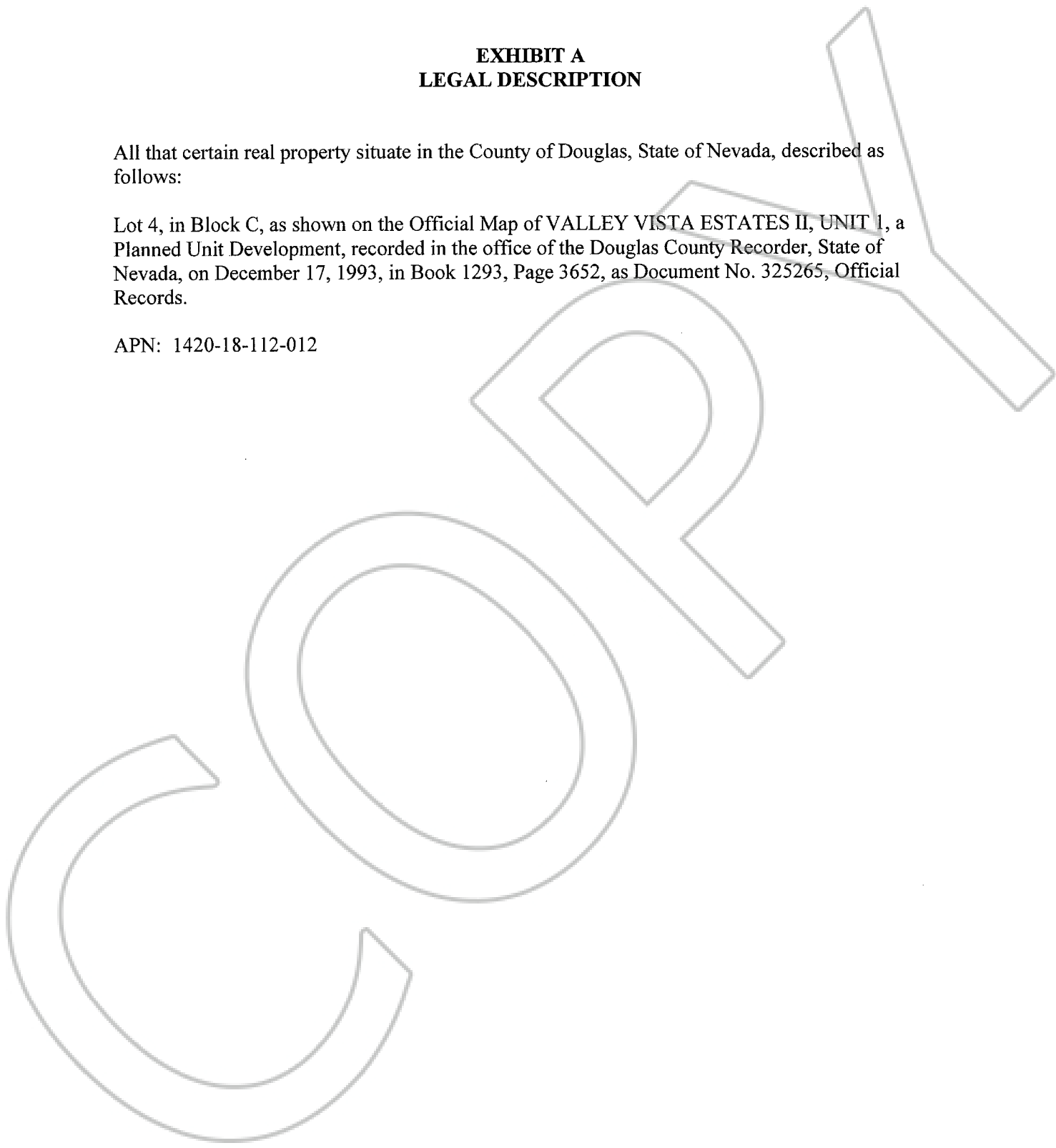
Escrow No. 2002668-JN

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 4, in Block C, as shown on the Official Map of VALLEY VISTA ESTATES II, UNIT 1, a Planned Unit Development, recorded in the office of the Douglas County Recorder, State of Nevada, on December 17, 1993, in Book 1293, Page 3652, as Document No. 325265, Official Records.

APN: 1420-18-112-012



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1420-18-112-012
- 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: _____	
Notes: _____	

3. Total Value/Sales Price of Property:

\$387,900.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$387,900.00
 Real Property Transfer Tax Due: **\$1,513.20**

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 *Randall Thomas Michalek* Capacity Grantor
 Signature *Rhonda Berning* Capacity grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Randall Thomas Michalek
 Address: 11323 Ringtail Rd.
Perris Valley, CA 95946
 City, State, Zip

Print Name: Rhonda Berning, ETAL
 Address: 3358 Coloma Dr
Carson City NV 89705
 City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 2002668-JN
 Address: 3655 Lakeside Drive
 City, State, Zip: Reno, NV 89509