

DOUGLAS COUNTY, NV
RPTT:\$1922.70 Rec:\$40.00
\$1,962.70 Pgs=2
TICOR TITLE - CC (NVTH3K)
KAREN ELLISON, RECORDER

2020-947927

06/19/2020 12:08 PM

WHEN RECORDED MAIL TO:
Isabel Carol Valen
William B. Valen
408 Renpoint Ct.
Roseville, CA 95661

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 2000809-DKD

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.: 1420-08-611-031
R.P.T.T. \$1,922.70

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Thomas C. Dixon & Virginia Dixon, Trustees of The Tom and Virginia Dixon 2002 Trust

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to William B. Valen and Isabel Carol Valen, husband and wife as joint tenants with right of survivorship

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

Lot 736, as set forth on Final Map Number LDA #99-054-7 SUNRIDGE HEIGHTS III, UNIT 7, a Planned Unit Development, filed in the office of the County Recorder of Douglas County, State of Nevada on June 6, 2005 in Book 0605, Page 1632, Document No. 646054.

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

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1420-08-611-031
 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. a. Total Value/Sales Price of Property: \$ 493,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 493,000.00
 d. Real Property Transfer Tax Due: \$ 1,922.70

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%
 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: _____ Capacity: _____
 Signature: _____ Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Thomas C. Dixon & Virginia Dixon,
 Trustees of The Tom and Virginia Dixon 2002 Trust
 Address: 3555 Long Drive
 City: Minden
 State: NV Zip: 89423

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Isabel Carol Valen, William B Valen
 Address: 3555 Long Drive
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02000809-010-DKD
 Address: 307 W. Winnie Lane Suite #1
 City, State, Zip: Carson City, NV 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED