

DOUGLAS COUNTY, NV **2020-948074**  
RPTT:\$1989.00 Rec:\$40.00  
\$2,029.00 Pgs=2 **06/23/2020 12:57 PM**  
FIRST AMERICAN TITLE MINDEN  
KAREN ELLISON, RECORDER

A.P.N.: 1220-24-201-026  
File No: 143-2591167 (mk)  
R.P.T.T.: \$1,989.00

When Recorded Mail To: Mail Tax Statements To:  
Patrick J Lewis and Carolyn Dixon Lewis  
1877 Sorrel Lane  
Gardnerville, NV 89410

***GRANT, BARGAIN and SALE DEED***

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

C. Patricia Evans-Brunner f/k/a Patricia E. Brunner, as surviving joint tenant

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

Patrick J Lewis and Carolyn Dixon Lewis

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

**THAT PORTION OF THE SOUTH 1/2 OF THE NORTH 1/2 OF SECTION 24, TOWNSHIP 12 NORTH, RANGE 20 EAST, M.D.B.&M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**PARCEL B-1 OF PARCEL MAP NO. 2 FOR KEITH G. SWEARINGEN AND JOAN M. SWEARINGEN FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON MARCH 15, 1994, IN BOOK 394, AT PAGE 2649, AS DOCUMENT NO. 332306.**

*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.

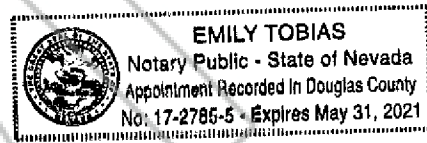
Date: 05/14/2020

C. Patricia Evans-Brunner  
C. Patricia Evans-Brunner

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

This instrument was acknowledged before me on 06-22-2020 by  
**C. Patricia Evans-Brunner.**

Emily Tobias  
Notary Public  
(My commission expires: 5/31/21)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **May 14, 2020** under Escrow No. **143-2591167**.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-24-201-026
- 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: \$510,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )
- c) Transfer Tax Value: \$510,000.00
- d) Real Property Transfer Tax Due \$1,989.00

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: *C. Patricia Evans-Brunner*

Capacity: *Agent*

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Print Name: C. Patricia Evans-Brunner

Print Name: Patrick J Lewis and  
Carolyn Dixon Lewis

Address: 1565 Virginia Ranch Rd

Address: 1877 Sorrel Lane

City: Gardnerville

City: Gardnerville

State: NV Zip: 89410

State: NV Zip: 89410

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

First American Title Insurance  
Print Name: Company  
Address 1663 US Highway 395, Suite 101  
City: Minden

File Number: 143-2591167 mk/ et  
State: NV Zip: 89423

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