

Return to & Mail Tax Statements to:  
ROBERT E LEONARD, A SINGLE MAN  
2222 Mel Drive  
Gardnerville, NV 89410

\* A/N/Property Tax ID#: 122105001055  
Order #: 11060-350318  
Ref #: 600149286

**DEED OF GRANT**

This indenture made this 3<sup>rd</sup> day of January 2020, <sup>REC</sup><sub>AN</sub> ~~2019~~, between ROBERT LEONARD, a single man, KYLE RAYMOND LEONARD, a single man, and SHAUN ARIC LEONARD, a single man, all as joint tenants with rights of survivorship, Grantor, and ROBERT E LEONARD, A SINGLE MAN, of 2222 Mel Drive, Gardnerville, NV 89410, Grantee.

Witnesseth, that said Grantor, for in consideration of the sum of ZERO and 00/100 (\$0.00) DOLLARS, and other good and valuable considerations in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee forever, all the right, title, interest, claim and demand which the said Grantor has in and to the following described lot, piece or parcel of land, situate, lying and being in Douglas County, Nevada, to-wit:

**SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"**

Parcel ID: 122105001055  
Property Address: 2222 Mel Drive, Gardnerville, NV 89410

The previously recorded vesting deed was recorded on 06/30/09, in Instrument No. 0746353, in the Douglas County Book of Official Records.

Together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in any wise appertaining, and the reversion and reversions, remainder and reminders, rents, issues and profits thereof.

To have and to hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said Grantor, either in law or in equity, to the only proper use, benefit and behalf of the said Grantee forever.

Witness the following signatures and seals:

Robert Leonard  
ROBERT LEONARD

STATE OF Nevada  
COUNTY OF Douglas

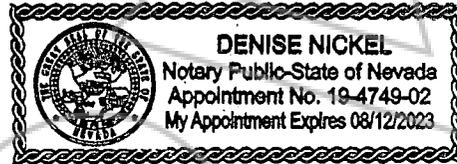


The foregoing, Deed of Grant was acknowledged before me this 3<sup>rd</sup> day of January 2020, 2019, ROBERT LEONARD.

Denise Nickel, Notary Public  
Notary Public  
My Commission Expires: 08/12/2023

Witness the following signatures and seals:

Shaun Aric Leonard  
SHAUN ARIC LEONARD



STATE OF Nevada  
COUNTY OF Douglas

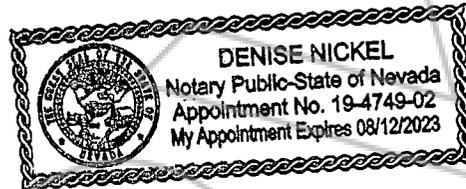
The foregoing, Deed of Grant was acknowledged before me this 3<sup>rd</sup> day of January 2020, 2019, SHAUN ARIC LEONARD.

Denise Nickel, Notary Public  
Notary Public  
My Commission Expires: 08/12/2023

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

Witness the following signatures and seals:

Kyle Raymond Leonard  
KYLE RAYMOND LEONARD



STATE OF Nevada  
COUNTY OF Douglas

The foregoing, Deed of Grant was acknowledged before me this 3<sup>rd</sup> day of January 2020  
2019, KYLE RAYMOND LEONARD.

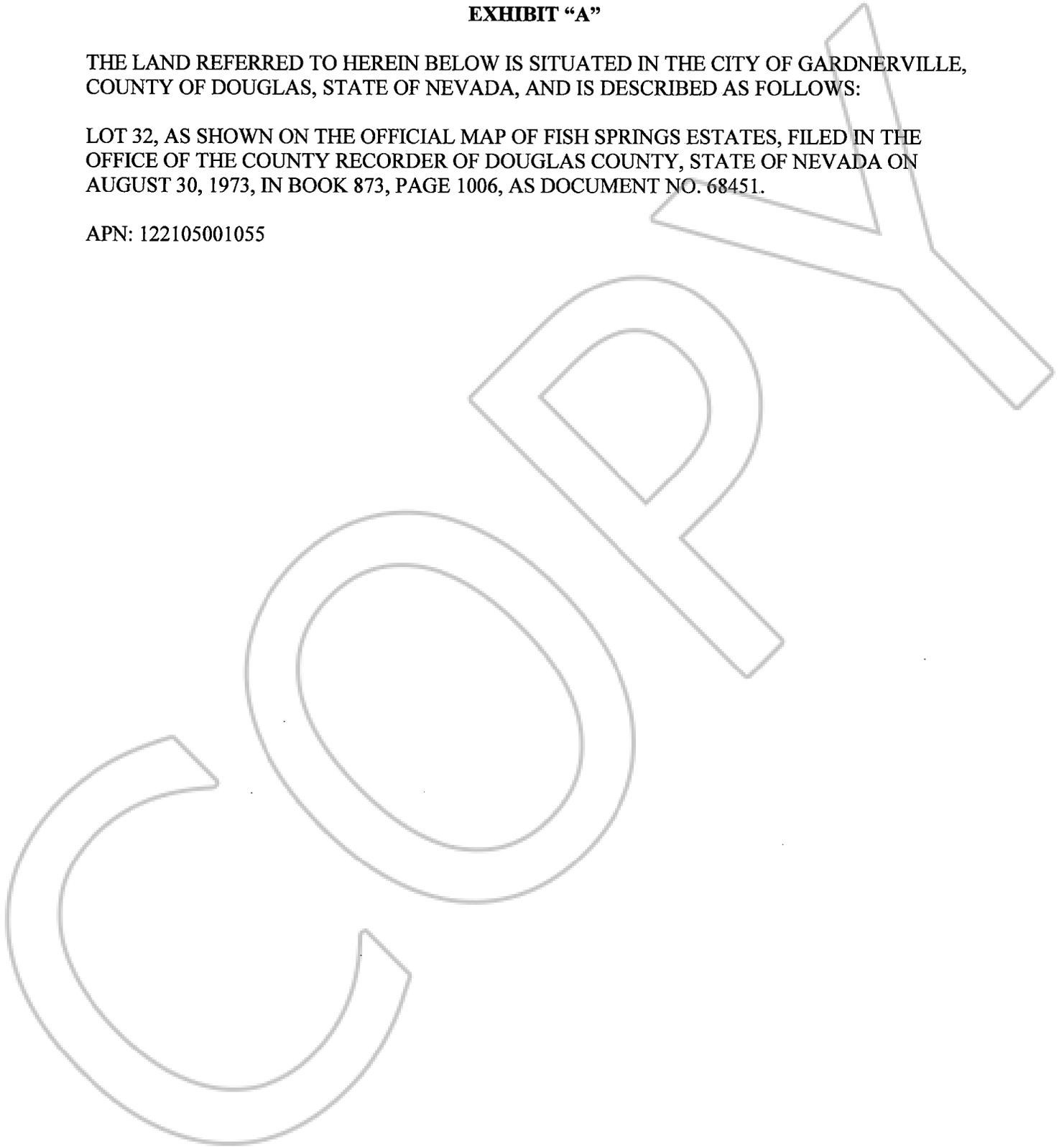
Denise Nickel Notary Public  
Notary Public  
My Commission Expires: 08/12/2023

**EXHIBIT "A"**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF GARDNERVILLE,  
COUNTY OF DOUGLAS, STATE OF NEVADA, AND IS DESCRIBED AS FOLLOWS:

LOT 32, AS SHOWN ON THE OFFICIAL MAP OF FISH SPRINGS ESTATES, FILED IN THE  
OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON  
AUGUST 30, 1973, IN BOOK 873, PAGE 1006, AS DOCUMENT NO. 68451.

APN: 122105001055



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 122105001055  
 b. \_\_\_\_\_  
 c. \_\_\_\_\_  
 d. \_\_\_\_\_

2. Type of Property:
- |  |   |
|--|---|
| a. <input type="checkbox"/> Vacant Land  | b. <input checked="" type="checkbox"/> Single Fam. Res. |
| c. <input type="checkbox"/> Condo/Twnhse | d. <input type="checkbox"/> 2-4 Plex                    |
| e. <input type="checkbox"/> Apt. Bldg    | f. <input type="checkbox"/> Comm'l/Ind'l                |
| g. <input type="checkbox"/> Agricultural | h. <input type="checkbox"/> Mobile Home                 |
| <input type="checkbox"/> Other           |   |

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3.a. Total Value/Sales Price of Property \$ n/a  
 b. Deed in Lieu of Foreclosure Only (value of property ( 0.00 ) )  
 c. Transfer Tax Value: \$ 0.00  
 d. Real Property Transfer Tax Due \$ 0.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section 08<sup>As</sup> 04  
 b. Explain Reason for Exemption: ~~Transfer between siblings~~ A transfer of title without consideration from one joint tenant to one or more remaining joint tenants.

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 [Signature] Capacity: Escrow Agent  
 Signature \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Robert Leonard, a single man, \*  
 Address: 2222 Mel Drive  
 City: Gardnerville  
 State: NV Zip: 89410

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Amber Gatesman \*  
 Address: 2222 Mel Drive  
 City: Gardnerville  
 State: NV Zip: 89410

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**  
 Print Name: First American Title Susan Cho AC Escrow # 350318  
 Address: 3 First American Way AC  
 City: Santa Ana AC State: CA Zip: 92707<sup>As</sup>  
 Synrgo, Inc. 590 W. Lambert Rd. Brea CA 92821

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

\* Kyle Raymond Leonard, a single man, and Shaun Aric Leonard, a single man, all as joint tenants with right of survivorship

\* Robert E Leonard, a single man