

DOUGLAS COUNTY, NV

2020-949642

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

07/24/2020 08:35 AM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

E05

WHEN RECORDED MAIL TO:

Jennifer Evans
PO BOX 246
Genoa, NV 89411

MAIL TAX STATEMENTS TO:

Same as above

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)

Escrow No. 2004148-RLT

APN 1319-09-602-026

R.P.T.T. \$0.00

Space Above for Recorder's Use Only

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That David Evans

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

Jennifer Evans, an unmarried woman

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.

It is the express intent of the grantor, being the spouse of the grantee, to convey all right, title and interest of the grantor, community or otherwise, in and to the herein described property to the grantee as his/her sole and separate property.

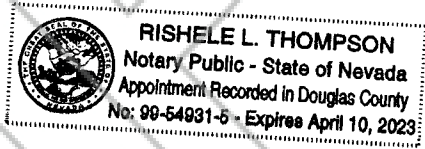
David Evans

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on June 30, 2020,
by David Evans

NOTARY PUBLIC



Escrow No. 2004148-RLT

EXHIBIT A
LEGAL DESCRIPTION

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

A parcel of land located within the Southeast One-Quarter of the Northeast One-Quarter of Section 9, Township 13 North, Range 19 East, M.D.B. & M., Douglas County, Nevada and more particularly described as follows:

Commencing at the Northeast Corner of Section 9, Township 13 North, Range 19 East, M.D.B. & M.; thence S 07° 58' 30" W a distance of 2,003.60 feet to a 5/8" rebar with cap stamped PLS 3090 which is the TRUE POINT OF BEGINNING; thence, S 25° 09' 04" W a distance of 279.88 feet to a 5/8" rebar with cap stamped PLS 3090; thence N 67° 01' 31" W a distance of 112.11 feet to a 5/8" rebar with cap stamped PLS 3090; thence N 17° 47' 14" E a distance of 38.81 feet to a 5/8" rebar with cap stamped PLS 3090; thence N 20° 15' 56" E a distance of 235.30 feet to a 5/8" rebar with cap stamped PLS 3090; thence S 69° 31' 15" E a distance of 137.50 feet to the TRUE POINT OF BEGINNING.

The basis of bearings for the above parcel is the Northwest Line of Lot B of a Record of Survey Map for Lot Line Adjustments of Crystal Terry Ford Property, Book 683, Page 570, of Official Records of Douglas County, Nevada. Said line bears N 19° 39' 26" E.

NOTE: Said land being further shown as Lot A on Record of Survey supporting a boundary line adjustment filed for record on September 14, 1999, in Book 999, Page 2604 as Document No. 476572.

NOTE: The above metes and bounds description appeared previously in Document No. 2018-016293, recorded June 29, 2018, Official Records of Douglas County, State of Nevada.

APN: 1319-09-602-026

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1319-09-602-026 _____
- 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 ONLY
Notes: _____

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ _____

Transfer Tax Value \$ _____

Real Property Transfer Tax Due: \$0.00 _____

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section 5
- b. Explain Reason for Exemption: Transfer of title between spouses without consideration

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 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 Jenny

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: David Evans

Address: 1962 Sarah Ln.

City: GENOA

State: NV Zip: 89410

Print Name: Jennifer Evans

Address: PO BOX 246

City: Genoa

State: NV Zip: 89411

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 2004148-RLT

Address: 5441 Kietzke Lane, #100

City: Reno State: Nevada Zip: 89511

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)