

APN# : 1420-28-810-003  
RPTT: \$0.00 Exempt #4

DOUGLAS COUNTY, NV

2020-949706

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

07/24/2020 02:58 PM

ETRCO

KAREN ELLISON, RECORDER

E04

Recording Requested By:  
Western Title Company

Escrow No.: 115170

When Recorded Mail To:  
Brian R Hirt  
1333 Saratoga St.  
Minden, NV 89423-9013

Mail Tax Statements to: (deeds only)  
Same as Above

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.  
(Per NRS 239B.030)

Signature

  
Kinsey Bell

Escrow Assistant

**Grant, Bargain, and Sale Deed**

This page added to provide additional information required by NRS 111.312  
(additional recording fee applies)

## GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

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

Brian Hirt, an unmarried man and Dawnne Hirt, a married woman as her sole and separate property who acquired title as Brian Hirt and Dawnne Hirt, husband and wife as joint tenants with right of survivorship

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Brian R Hirt, an unmarried man

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Minden, County of Douglas State of Nevada bounded and described as follows:

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

Lot 12 as shown on the map of Saratoga Heights Unit No. 2, filed in the office of the County Recorder of Douglas County, Nevada on December 5, 1966 in Book 46 at Page 287, as Document No. 34826.

TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 06/15/2020

*Brian Hirt*  
Brian Hirt

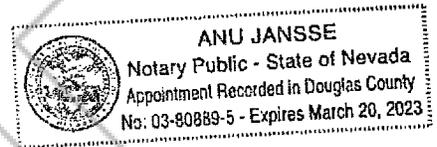
*Dawne B Hirt*  
Dawne Hirt

STATE OF Nevada } ss  
COUNTY OF Douglas  
This instrument was acknowledged before me on

7/20/2020

By Brian Hirt.

*Anu Jansse*  
Notary Public

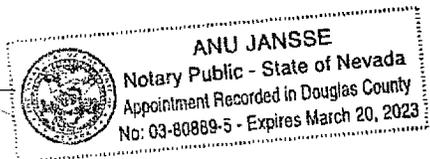


STATE OF Nevada } ss  
COUNTY OF Douglas  
This instrument was acknowledged before me on

7/23/2020

By Dawne Hirt.

*Anu Jansse*  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1420-28-810-003

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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>
NOTES: _____
_____
_____

3. Total Value/Sales Price of Property: \$0.00  
Deed in Lieu of Foreclosure Only(value of property) ( \_\_\_\_\_  
Transfer Tax Value: \$0.00  
Real Property Transfer Tax Due: \$0.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section #4  
b. Explain Reason for Exemption: Deeding from one joint tenant to remaining joint tenants without consideration. Vesting Deed recorded December 15, 2006 as Document No. 690895

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 *Kenny Bell* Capacity ESCROW  
Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Brian Hirt and Dawnne Hirt  
Address: 1333 Saratoga St.  
City: Minden  
State: NV Zip: 89423-9013

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

Print Name: Brian R Hirt  
Address: 133 Saratoga St.  
City: Minden  
State: NV Zip: 89423-9013

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company  
Address: Douglas Office  
1362 Highway 395, Ste. 109  
City/State/Zip: Gardnerville, NV 89410

Esc. #: 115170