

**APN: 122022410066**

**Recording Requested By:**

Name: ACME Title and Escrow Services

Escrow #: 00001754-101-LTE

Title #: 22002020-LT

Address: 522 Lander St., Suite 100  
Reno, NV 89509

**WHEN RECORDED MAIL TO and  
MAIL TAX STATEMENT TO:**

Alan J. Maria Jr.  
Kelly Maria  
623 Kathy Court  
Gardnerville, NV 89460

(For Recorder's use only)

**GRANT, BARGAIN & SALE DEED**

(Title of Document)

**This page added to provide additional information required by NRS 111.312 Sections 1-2.  
(Additional recording fees apply)**

**This cover page must be typed or printed.**

APN: 122022410066  
ESCROW NO: 00001754-101-LTE  
WHEN RECORDED MAIL TO and  
MAIL TAX STATEMENT TO:  
Alan J. Maria Jr.  
Kelly Maria  
623 Kathy Court  
Gardnerville, NV 89460

RPTT \$1,306.50

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That Cory P. Fry, a married man as his sole and separate property  
In consideration of \$10.00, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell  
and Convey to

**Alan J. Maria Jr. and Kelly Maria, husband and wife as joint tenants with right of survivorship**  
all that real property situated in the City of Gardnerville, County of Douglas, State of Nevada, described as  
follows:

**SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.**

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

Witness his/hers/theirs hand(s) this 10th day of August 2020



Cory P. Fry

**NOTARY ACKNOWLEDGEMENT(S) TO GRANT, BARGAIN, SALE DEED**

State of NEVADA )  
County of WASHOE ) SS:

This instrument was acknowledged before me August 10, 2020

by Cory P. Fry

(Seal)

My commission expires: 06-16-21

  
Signature of Notarial Officer

**LEGAL DESCRIPTION**

**EXHIBIT "A"**

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

Lot 886 as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 7 filed for record in the  
Office of the County Recorder of Douglas County, Nevada on March 27, 1974, as Document No.  
72456.

APN: 1220-22-410-066



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 122022410066  
 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'/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: \$ 335,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 c. Transfer Tax Value \$ 335,000.00  
 d. Real Property Transfer Tax Due: \$ 1,306.50

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 Cory Fry Capacity Grantor  
 Signature Alan Maria and Kelly Maria Capacity Grantee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Cory P. Fry  
 Address: 3304 dogleg DRIVE  
 City: Minden  
 State: NV Zip: 89423

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Alan Maria and Kelly Maria  
 Address: 623 Kathy Court  
 City: Gardnerville  
 State: NV Zip: 89460

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: ACME Title and Escrow Services Escrow No.: 00001754-101-LTE  
 Address: 522 Lander St., Suite 100  
 City, State, Zip: Reno, NV 89509

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED