

DOUGLAS COUNTY, NV
RPTT:\$1556.10 Rec:\$40.00
\$1,596.10 Pgs=2
2020-950934
08/17/2020 02:55 PM
FIRST AMERICAN TITLE INSURANCE COMPANY
KAREN ELLISON, RECORDER

A.P.N.: 1319-10-311-006
File No: 107-2596785 (TB)
R.P.T.T.: \$1,556.10

When Recorded Mail To: Mail Tax Statements To:
Gary Ray and Debra Ray
1121 La Homa Dr
Napa, CA 94558

GRANT, BARGAIN and SALE DEED

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

Richard E. Parker and Sandra A. Parker, Trustees of the Richard and Sandra Parker Living Trust dated May 10, 2018, and any amendments thereto

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

Gary Ray and Debra Ray, husband and wife as joint tenants with right of survivorship

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

LOT 12, AS SHOWN ON THE OFFICIAL MAP OF UNIT ONE PIONEER TRAIL RANCH SUBDIVISION, RECORDED IN THE OFFICE OF THE COUNTY RECORDER ON NOVEMBER 21, 1966 IN BOOK 1 OF MAPS AS DOCUMENT NO. 34628.

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.

Richard and Sandra Parker Living Trust

Richard E. Parker trustee

Richard E. Parker, Trustee

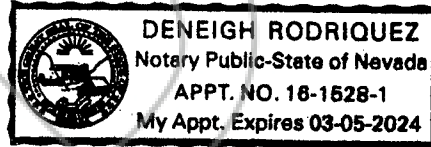
Richard E. Parker, Trustee

Sandra A. Parker trustee

Sandra A. Parker, Trustee

STATE OF **NEVADA**)
: ss.
COUNTY OF **CLARK**)

This instrument was acknowledged before me on
August 14, 2020 by
Richard E. Parker and Sandra A. Parker,
Trustees of the Richard and Sandra Parker
Living Trust.



[Signature]
Notary Public
(My commission expires: 3-5-2024)

Deneigh Rodriguez
16 1528-1
EXP 3-5-24

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 08/06/2020 under Escrow No. 107-2596785

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1319-10-311-006
 b) _____
 c) _____
 d) _____

2. Type of Property
- | | |
|--|--|
| a) <input checked="" type="checkbox"/> Vacant Land | b) <input 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 |
| i) <input type="checkbox"/> Other _____ | |

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

3. a) Total Value/Sales Price of Property: \$399,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$399,000.00
 d) Real Property Transfer Tax Due \$1,556.10

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption, per 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: *Sandra R. Parker* Capacity: Grantor
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: <u>Richard and Sandra Parker Living Trust</u>	Print Name: <u>Gary Ray and Debra Ray</u>
Address: <u>7129 Flowering Rose Ave</u>	Address: <u>1121 La Homa Dr</u>
City: <u>LAS Vegas</u>	City: <u>Napa</u>
State: <u>NV</u> Zip: <u>89117</u>	State: <u>CA</u> Zip: <u>94558</u>

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

Print Name: First American Title Insurance Company File Number: 107-2596785 TB/TB
 Address: 9139 Russell Road, Ste 100
 City: Las Vegas State: NV Zip: 89148

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