

DOUGLAS COUNTY, NV
RPTT:\$3061.50 Rec:\$40.00
\$3,101.50 Pgs=2
TICOR TITLE - CC (NVTH3K)
KAREN ELLISON, RECORDER

2020-951143

08/20/2020 02:54 PM

WHEN RECORDED MAIL TO:
Daniel Stout
Sarah Stout
2660 Nye Dr
Minden, NV 89423-7049

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 2004978-DKD

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)

APN No.: 1420-35-311-009
R.P.T.T. \$3,061.50

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Leesa J. Fons, Trustee of the Leesa J. Fons Separate Property Revocable Trust, dated February 26, 1998, as to an undivided 50% interest and Jimmy Louis, an unmarried man as his sole and separate property as to an undivided 50% interest, as tenants in common

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Daniel Stout and Sarah Stout, Husband and Wife, as Joint Tenants

all that real property situated in the County of Douglas, State of Nevada, described as follows:

Lot 100, as set forth on the Final Subdivision Map FSM #94-04-03 for Skyline Ranch Phase 3 filed for record with the Douglas County Recorder, State of Nevada on July 5, 2005, in Book 705, Page 1491, as Document No. 648689, Official Records.

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

Signature and notary acknowledgement on page two.

**The Leesa J. Fons Separate Property
Revocable Trust**

Leesa J. Fons
Leesa J. Fons, Trustee

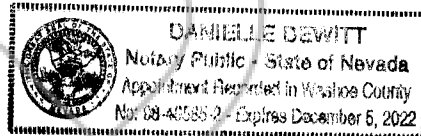
STATE OF NEVADA
COUNTY OF CARSON CITY

} ss:

This instrument was acknowledged before me on ,
by Leesa J. Fons, Trustee

August 11, 2020

Danille Dewitt
NOTARY PUBLIC



Jimmy Louis
Jimmy Louis

STATE OF NEVADA
COUNTY OF CARSON CITY

} ss:

This instrument was acknowledged before me on ,
by Jimmy Louis

August 14th, 2020

Cindy McTammany
NOTARY PUBLIC



This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02004978.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1420-35-311-009
 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
 Book _____ Page _____
 Date of Recording: _____
 Notes: _____

3. a. Total Value/Sales Price of Property: \$ 785,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 785,000.00
 d. Real Property Transfer Tax Due: \$ 3,061.50

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 _____ Capacity Grantor
 Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Leesa J. Fons, Trustee of the Leesa J. Fons Separate Property Revocable Trust, dated February 26, 1998
 Address: 2660 Nye Dr
 City: Minden
 State: NV Zip: 89423-7049

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Daniel Stout, **ETAL**
 Address: 2660 Nye Dr
 City: Minden
 State: NV Zip: 89423-7049

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02004978-010-DKD
 Address: 307 W. Winnie Lane Suite #1
 City, State, Zip: Carson City, NV 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED