

DOUGLAS COUNTY, NV
RPTT:\$2710.50 Rec:\$40.00
\$2,750.50 Pgs=3
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

2020-951211

08/21/2020 02:36 PM

WHEN RECORDED MAIL TO:
Russell John Mann
1143 San Marcos Circle
Minden, NV 89423

MAIL TAX STATEMENTS TO:
Russell John Mann
1143 San Marcos Circle
Minden, NV 89423

Escrow No. 2005198-RLT

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.: 1420-29-612-029
R.P.T.T. \$2,710.50

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

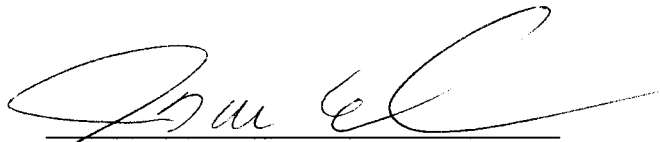
THIS INDENTURE WITNESSETH: That Jon Weaklend, An Unmarried Man

**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby
Grant, Bargain, Sell and Convey to Russell Mann, and Gloria Mann, Husband and Wife, as
joint tenants**

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.**



Jon Weaklend

STATE OF NEVADA
COUNTY OF DOUGLAS

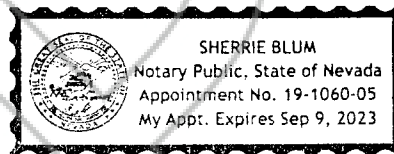
} ss:

This instrument was acknowledged before me on , August 19, 2020
by Jon Weaklend



NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02005198.



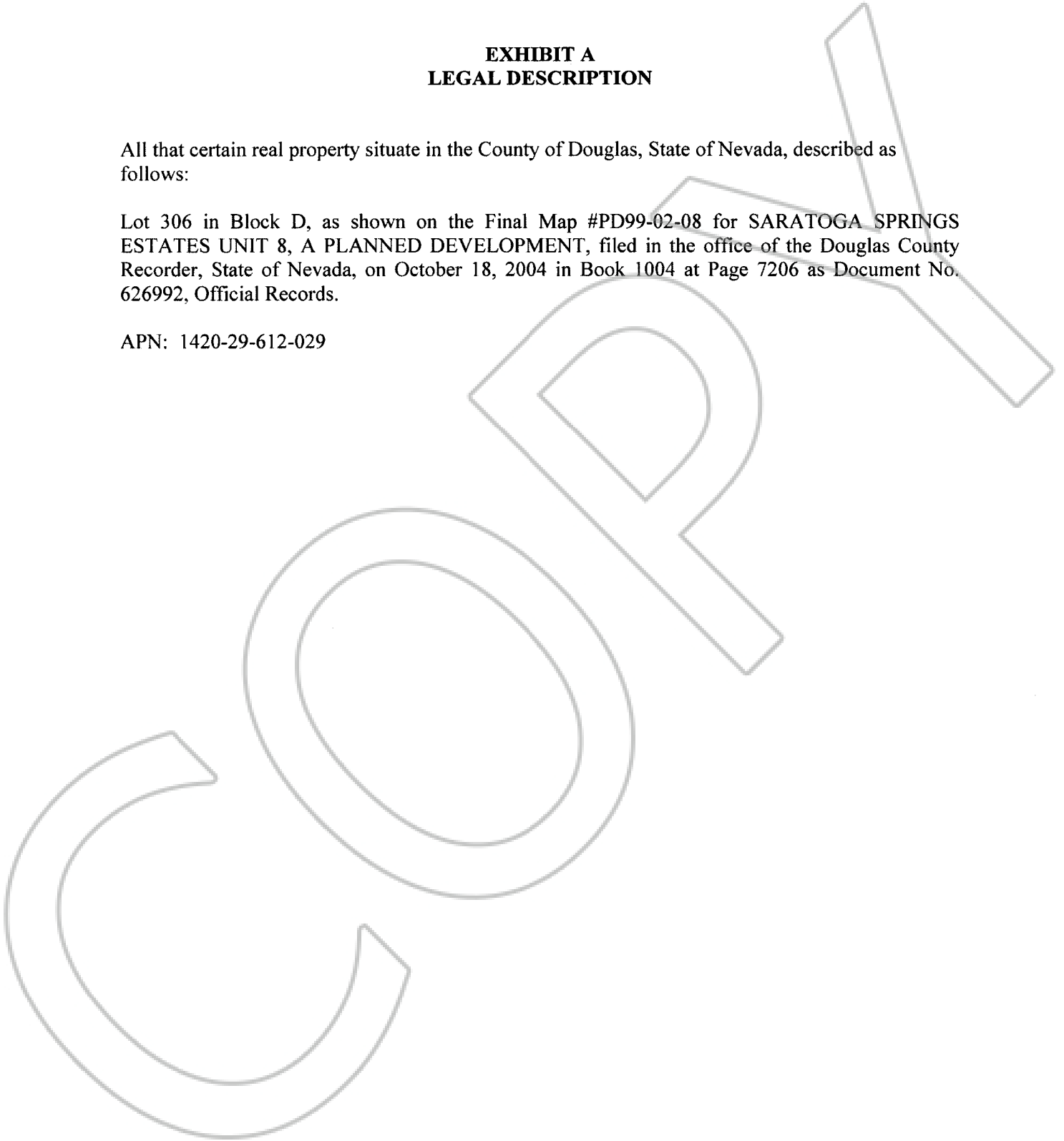
Escrow No. 2005198-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 306 in Block D, as shown on the Final Map #PD99-02-08 for SARATOGA SPRINGS ESTATES UNIT 8, A PLANNED DEVELOPMENT, filed in the office of the Douglas County Recorder, State of Nevada, on October 18, 2004 in Book 1004 at Page 7206 as Document No. 626992, Official Records.

APN: 1420-29-612-029



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1420-29-612-029
- 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. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$695,000.00
 \$ _____
 Transfer Tax Value \$695,000.00
 Real Property Transfer Tax Due: \$2,710.50

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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)**

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

Print Name: Jon Weaklend
 Address: 1001 Kensington
Carson City, NV 89703
 City, State, Zip

Print Name: Russell Mann + Gloria Mann
 Address: 1143 San Marcos Circle
Minden, Ne 89423
 City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 2005198-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410