

DOUGLAS COUNTY, NV **2020-951566**
RPTT:\$1618.50 Rec:\$40.00
\$1,658.50 Pgs=3 **08/28/2020 01:23 PM**
SIGNATURE TITLE - ZEPHYR COVE
KAREN ELLISON, RECORDER

APN: 1419-03-002-110

RECORDING REQUESTED BY:
SIGNATURE TITLE COMPANY LLC
212 ELKS POINT ROAD, SUITE 445, PO
BOX 10297
ZEPHYR COVE, NV 89448

**MAIL RECORDABLE DOCS AND
Tax Statements to:**
Vooranger
525 Fordham Road
San Mateo, CA 94402

ESCROW NO: 11001023-JML

RPTT \$1,618.50

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Eric Alan Horn and Sherri Lynn Horn, Trustees of the Horn Joint Living Trust dated June 23, 2010

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell, and Convey to:

Conrad Voorsanger and Wendy Voorsanger, Trustees of the Voorsanger Family Trust Dated March 27, 2004

all that real property situated in the City of Carson City, 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.

Horn Joint Living Trust dated June 23, 2010

Eric Alan Horn

Eric Alan Horn, Trustee

Sherri Lynn Horn

Sherri Lynn Horn, Trustee

JK

STATE OF NEVADA
COUNTY OF

California
Contra Costa

} ss:

This instrument was acknowledged before me on 8/24/2020

by ERIC ALAN HORN AND SHERRI LYNN HORN

Farok Ardesher (seal)
Notary Public

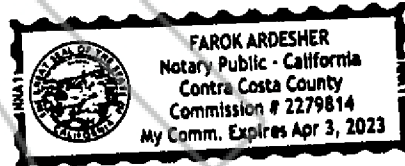


EXHIBIT A
Legal Description

Parcel 1

Lot 324 of CLEAR CREEK TAHOE-UNIT 2, according to the map thereof, filed in the office of the County Recorder of Douglas County, state of Nevada, on November 18, 2016, as File No. 2017-904626, Official Records.

Parcel 2

Easements granted in that certain Master Declaration of Covenants, Conditions, and Restrictions and Reservation of Easements for Clear Creek Tahoe, recorded September 27, 2016 as Document No. 2016-888265, Official Records. And Amendments thereto recorded as document numbers 890755, 902099 and 916465.

APN: 1419-03-002-110

STATE OF NEVADA DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)
 - a. 1419-03-002-110
 - 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'/Ind'l
g. <input type="checkbox"/> Agricultural	h. <input type="checkbox"/> Mobile Home
i. Other _____	

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

3. a. Total Value/Sales Price of Property: \$ 415,000.00
- b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
- c. Transfer Tax Value \$ 415,000.00
- d. Real Property Transfer Tax Due: \$ 1,618.50

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 <u>Eric Alan Horn, Trustee</u>	Capacity <u>Grantor</u>
Signature _____	Capacity <u>Grantee</u>

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Horn Joint Living Trust dated June 23, 2010
 Address: 208 Hemme Ave
 City: Alamo
 State: CA Zip: 94507

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: The Vooranger Family Trust
 Address: 525 Fordham Road
 City: San Mateo
 State: CA Zip: 94402

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

Print Name: Signature Title Company LLC
 Address: 212 Elks Point Road, Suite 445, PO Box 10297
 City, State, Zip: Zephyr Cove, NV 89443
 Escrow No.: 11001023-110-JML

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED