

APN#: 1318-23-810-058

RPTT: \$2,878.20

DOUGLAS COUNTY, NV
RPTT:\$2878.20 Rec:\$40.00
\$2,918.20 Pgs=3
09/21/2020 11:37 AM
ETRCO
KAREN ELLISON, RECORDER

Recording Requested By:

Western Title Company

Escrow No.: 119307-WLD

When Recorded Mail To:

Susan Sefflin

P.O. Box 7172-258
State Line, NV 89449

Mail Tax Statements to: (deeds only)

Same as Above

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

(Per NRS 239B.030)

Signature _____

Wendy Dunbar

Escrow Officer

Grant, Bargain, and Sale Deed

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

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

Russ Edward Janicki, an unmarried man and Jay William Janicki, an unmarried man as joint tenants with right of survivorship

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Susan Seflin, an unmarried woman


and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Stateline, County of Douglas State of Nevada bounded and described as follows:

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

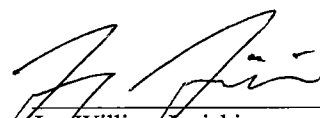
Lot 6, Block C, as shown on the official map of KINGSBURY MEADOWS SUBDIVISION, filed for record in the office of the County Recorder of Douglas County, Nevada, on July 5, 1955, as Document No. 10542.

TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 09/09/2020



Russ Edward Janicki



Jay William Janicki

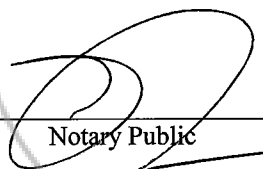
STATE OF Nevada

COUNTY OF Douglas


} ss

This instrument was acknowledged before me on
9.11.2020

By Russ Edward Janicki and Jay William Janicki.



Notary Public

 **WENDY DUNBAR**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 02-79065-5 - Expires Dec. 16, 2022

**STATE OF NEVADA
DECLARATION OF VALUE**

1. **Assessors Parcel Number(s)**
a) 1318-23-810-058

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
NOTES: _____

3. **Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property)
Transfer Tax Value:
Real Property Transfer Tax Due:

\$738,000.00

\$738,000.00

\$2,878.20

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 disallowance of any claimed exception, 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 Escrow Agent

Signature: _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Russ Edward Janicki and Jay William Janicki
Address: P.O. Box 4853
City: Stateline
State: NV Zip: 89449

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Susan Sefflin
Address: P.O. Box 7172-258
City: Stateline
State: NV Zip: 89449

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Western Title Company, LLC Esc. #: 119307-WLD
Address: Douglas Office
1362 Highway 395, Ste. 109
City/State/Zip: Gardnerville, NV 89410

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)