

DOUGLAS COUNTY, NV  
RPTT:\$721.50 Rec:\$40.00  
\$761.50 Pgs=2  
TICOR TITLE - CC (NVTH3K)  
KAREN ELLISON, RECORDER

**2020-953119**

**09/22/2020 01:48 PM**

WHEN RECORDED MAIL TO:  
John Edward Eberhard  
3760 Andesite Rd  
Wellington, NV 89444

MAIL TAX STATEMENTS TO:  
Same As Above

Escrow No. 2004903-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.: 1022-16-002-052  
R.P.T.T. \$ 721.50

SPACE ABOVE FOR RECORDER'S USE ONLY

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That John W Hamilton and Kathleen E Stack husband and wife as joint tenants

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to John Edward Eberhard, A single man

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

Lot 21 in Block J, as shown on the map of TOPAZ RANCH ESTATES UNIT NO. 4, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on November 16,1970, in Book 1 of Maps, Page 224, as Document No. 50212

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

Signature and notary acknowledgement on page two.

John W. Hamilton  
John W. Hamilton

Kathleen E. Stack  
Kathleen E. Stack

STATE OF NEVADA  
COUNTY OF CARSON CITY

} ss:

This instrument was acknowledged before me on , August 27th, 2020  
by John W. Hamilton and Kathleen E. Stack

Cindy McTammany  
NOTARY PUBLIC



This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow  
No. 02004903.



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1022-16-002-052  
 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:                      \$ 185,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    \$ \_\_\_\_\_  
 c. Transfer Tax Value    \$ 185,000.00  
 d. Real Property Transfer Tax Due:                                      \$ 721.50

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 John W. Hamilton Capacity Grantor  
 Signature Kathleen E. Stack Capacity Grantor

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**  
 Print Name: John W. Hamilton and Kathleen Stack  
 Address: 3723 ESTATE DR  
 City: Stackton  
 State: CA Zip: 95209

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**  
 Print Name: John Edward Eberhard  
 Address: 3700 Andesite Rd  
 City: Wellington  
 State: NV Zip: 89444

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02004903-010-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