

A.P.N.: 1022-18-002-003
File No: 143-2599196 (mk)
R.P.T.T.: \$276.90

When Recorded Mail To: Mail Tax Statements To:
Timothy William Tanis and Susan Rebecca Tanis
1742 Mulberry Way
Hughson, CA 95326

GRANT, BARGAIN and SALE DEED

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

Dean Davison, an unmarried man

do(es) hereby *GRANT, BARGAIN and SELL* to

Timothy William Tanis and Susan Rebecca Tanis, husband and wife as community property with right of survivorship

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

LOT 34, IN BLOCK A, AS SHOWN ON THE OFFICIAL MAP OF HOLBROOK HIGHLANDS, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON MARCH 22, 1978, IN BOOK 378, PAGE 1422 AS DOCUMENT NO. 18825.

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

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Dean Davison

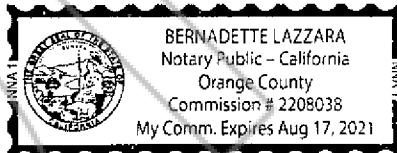
Dean Davison

STATE OF ~~NEVADA~~ *CALIFORNIA*)
COUNTY OF ~~DOUGLAS~~ *ORANGE*) : ss.

This instrument was acknowledged before me on September 5, 2020 by **Dean Davison.**

Bernadette Lazara

Notary Public
(My commission expires: 8-17-2021)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 143-2599196.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1022-18-002-003
 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$71,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$71,000.00
 d) Real Property Transfer Tax Due \$276.90

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: *Dean Davison*
 Signature: _____

Capacity: *Grantor Seller*
 Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

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

Print Name: Dean Davison
 Address: 3253 Highland Way
 City: Gardnerville
 State: NV Zip: 89410-7004

Print Name: Timothy William Tanis and Susan Rebecca Tanis
 Address: 1742 Mulberry Way
 City: Hughson
 State: CA Zip: 95326

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: First American Title Insurance Company
 Address: 1663 US Highway 395, Suite 101
 City: Minden

File Number: 143-2599196 mk/ et
 State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)