

DOUGLAS COUNTY, NV **2020-954588**
RPTT:\$1337.70 Rec:\$40.00
\$1,377.70 Pgs=2 10/16/2020 08:25 AM
TICOR TITLE - CC (NVTH3K)
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Phil Lawrence Morelli
Tiffany Morelli
1723 Westwood Dr.
Minden, NV 89423

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 2006541-DC1

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.: 1320-30-311-007
R.P.T.T. \$1,337.70

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That John P. Morgan, Successor Trustee of the Harold Morgan Revocable Trust dated September 9, 2016

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Phil Lawrence Morelli and Tiffany Morelli, Husband and Wife, as Joint Tenants

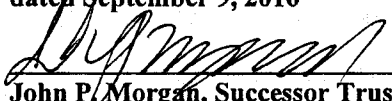
all that real property situated in the County of Douglas, State of Nevada, described as follows:

Lot 1 in Block B, as set forth on Final Map of WESTWOOD VILLAGE UNIT NO. III, filed in the office of the County Recorder of Douglas County, State of Nevada on August 31, 1989 in Book 889, Page 4564 as Document No. 209883.

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

Signature and notary acknowledgement on page two.

**John P. Morgan, Successor Trustee of
the Harold Morgan Revocable Trust
dated September 9, 2016**




John P. Morgan, Successor Trustee

STATE OF ~~NEVADA~~ IDAHO .
COUNTY OF Jefferson .

} ss:

This instrument was acknowledged before me on , October 14, 2020
by John P. Morgan, Successor Trustee of the Harold Morgan Revocable Trust dated September 9, 2016



NOTARY PUBLIC Candice Ireland .

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02006541.

CANDICE IRELAND
Notary Public - State of Idaho
Commission Number 18358
My Commission Expires Jan 7, 2022

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1320-30-311-007
 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: \$ 343,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 343,000.00
 d. Real Property Transfer Tax Due: \$ 1,337.70

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 [Signature] Capacity Grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: John P. Morgan, Successor Trustee of the Harold Morgan Revocable Trust dated September 9, 2016
 Address: 130N 3725E
 City: R. 984
 State: Zip: 83442

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Phil Lawrence Morelli
Tiffany Morelli
 Address: 1723 Westwood Dr.
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Tigor Title of Nevada, Inc. Escrow No.: 02006541-010-DC1
 Address: 307 W. Winnie Lane Suite #1
 City, State, Zip: Carson City, NV 89703