

DOUGLAS COUNTY, NV  
RPTT:\$1014.00 Rec:\$40.00  
\$1,054.00 Pgs=3

**2020-955383**

**10/28/2020 03:32 PM**

FIRST CENTENNIAL - RENO (MAIN OFFICE)

KAREN ELLISON, RECORDER

APN: 1220-21-710-087  
R.P.T.T.: \$1,014.00  
Escrow No.: 20007727-DR  
When Recorded Return To:  
FAWP, LLC  
1674 N. Virginia Street, #13173  
Reno, NV 89507

Mail Tax Statements to:  
FAWP, LLC  
1674 N. Virginia Street, #13173  
Reno, NV 89507

SPACE ABOVE FOR RECORDER'S USE

## GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**Henry Lopez, Petitioner in the Matter of the Estate of Esther Y. Lopez, deceased, as evidenced by an Amended Order to Compete Real Property Sale, filed in the Ninth Judicial District Court of the State of Nevada in and for the County of Douglas, under Case No. 2020-PB-000111**

do(es) hereby Grant, Bargain, Sell and Convey to

**FAWP, LLC a Nevada limited liability company**

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

Lot 598, of Gardnerville Ranchos Subdivision #7, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on March 27, 1974, as Document No. 72456.

Assessors Parcel No.: 1220-21-710-087

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

Dated this 26 day of October, 2020.

Estate of Esther Y. Lopez, Deceased

BY: [Signature]  
Henry Lopez  
Petitioner

STATE OF NEVADA

COUNTY OF \_\_\_\_\_

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by Henry Lopez, as Petitioner, as Trustee of Estate of Esther Y. Lopez, Deceased.

\_\_\_\_\_  
Notary Public

SEE ATTACHED ACKNOWLEDGMENT

# ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Los Angeles )

On October 24, 2020 before me, S. Lovelace-Carlos, Notary Public  
(insert name and title of the officer)

personally appeared Henry Lopez  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that ~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity(ies), and that by ~~his/her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1220-21-710-087  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property:  
 a)  Vacant Land      b)  Sgl. Fam. Residence  
 c)  Condo/Twnhse    d)  2-4 Plex  
 e)  Apt. Bldg.          f)  Comm'l/Ind'l  
 g)  Agricultural       h)  Mobile Home  
 Other: \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

3. a. Total Value/Sale Price of Property: \$260,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)  
 c. Transfer Tax Value: \$260,000.00  
 d. Real Property Transfer Tax Due: \$1,014.00

4. **IF EXEMPTION CLAIMED:**  
 a. Transfer Tax Exemption, per NRS 375.090, Section: \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_
5. Partial Interest: Percentage Being Transferred: 100.00%

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 the 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] 10-26-2020 Capacity: \_\_\_\_\_ Grantor  
 Signature \_\_\_\_\_ Capacity: \_\_\_\_\_ Grantee

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

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

Henry Lopez, Petitioner in the Matter of the Estate of Esther Y. Lopez, deceased, as evidenced by an Amended Order to Compete Real Property Sale, filed in the Ninth Judicial District Court of the State of Nevada in and for the County of Douglas, under Case No.

Print Name: 2020-PB-000111  
 Address: 1358 Allyn Court  
 City: Gardnerville  
 State: NV      Zip: 89460

Print Name: FAWP, LLC  
 Address: 1358 Allyn Court 1674 N. Virginia St. #13173  
 City: Gardnerville Reno  
 State: Nevada NV      Zip: 89460 89507

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

Print Name: First Centennial Title Company of Nevada      Esc. #: 20007727-DR  
 Address: 896 W Nye Ln, Ste 104  
 City: Carson City      State: NV      Zip: 89703