

DOUGLAS COUNTY, NV **2020-955429**
RPTT:\$1400.10 Rec:\$40.00
\$1,440.10 Pgs=2 10/29/2020 10:50 AM
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER

A.P.N.: 1319-30-710-009
File No: 143-2605252 (mk)
R.P.T.T.: \$1,400.10

When Recorded Mail To: Mail Tax Statements To:
Leonard Sung
25 Rolling Hills Ave
San Mateo, CA 94403

GRANT, BARGAIN and SALE DEED

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

The Velek Living Trust, UTD July 19, 2018, David J. Velek and Rachel F. Velek, Trustees

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

Leonard Sung, a married man as his sole and separate property

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

UNIT 9 OF LOT 23 CONDOMINIUMS, AS SET FORTH ON SHEET 7 OF THE THIRD AMENDED MAP OF TAHOE VILLAGE, UNIT NO. 2, FILED FOR RECORD AUGUST 14, 1979, AS DOCUMENT NO. 35555, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

TOGETHER WITH AN UNDIVIDED 1/18THS INTEREST IN AND TO THOSE AREAS DESIGNATED AS COMMON AREAS AS SET FORTH ON THE MAP OF LOT 23 CONDOMINIUMS AS SET FORTH ON SHEET 7 OF THE THIRD AMENDED MAP OF TAHOE VILLAGE UNIT NO. 2, FILED FOR RECORD AUGUST 14, 1979, AS DOCUMENT NO. 35555, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

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.

The Velek Living Trust, UTD July 19, 2018,
David J. Velek and Rachel F. Velek, as Trustees

[Signature]
David J. Velek, Trustee

[Signature]
Rachel F. Velek, Trustee

STATE OF ~~NEVADA~~ *California*
: ss.
COUNTY OF ~~DOUGLAS~~ *Contra Costa*

This instrument was acknowledged before me on 21 Oct 2020 by
David J. Velek and Rachel F. Velek, Trustees.

[Signature]
Notary Public
(My commission expires: 8-7-2022)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow
No. 143-2605252.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1319-30-710-009
- 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: \$359,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$359,000.00
- d) Real Property Transfer Tax Due \$1,400.10

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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]
Signature: _____

Capacity: Agent
Capacity: _____

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

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

Print Name: Velek Living Trust
Address: 16 Benedita Place
City: Moraga
State: CA Zip: 94556

Print Name: Leonard Sung
Address: 25 Rolling Hills Ave
City: San Mateo
State: CA Zip: 94403

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

Print Name: Company
Address: 1663 US Highway 395, Suite 101
City: Minden

File Number: 143-2605252 mk/ mk
State: NV Zip: 89423

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