

DOUGLAS COUNTY, NV

2020-955899

RPTT:\$1716.00 Rec:\$40.00

\$1,756.00 Pgs=3

11/06/2020 09:13 AM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1220-22-310-175

RPTT: \$1,716.00

Recording Requested By:

Western Title Company

Escrow No.: 120864-WLD

When Recorded Mail To:

Lawrence A. Wike and Jane E.

Wike, Trustees of The Lawrence A.

Wike and Jane E. Wike Revocable

Trust dated May 28, 1985

595 - 31st Street

Manhattan Beach, CA 90266

Mail Tax Statements to: (deeds only)

Same as Above

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

(Per NRS 239B.030)

Signature _____

Wendy Dunbar

Escrow Officer

Grant, Bargain, and Sale Deed

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

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

Jane Oakden, a widow

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Lawrence A. Wike and Jane E. Wike, Trustees of The Lawrence A. Wike and Jane E. Wike Revocable Trust dated May 28, 1985

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas State of Nevada bounded and described as follows:

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

Lot 789, as shown on the map of GARDNERVILLE RANCHOS UNIT NO.7, filed for record in the office of the County Recorder of Douglas County, Nevada on March 27, 1974, in Book 374, Page 676, as Document No. 72456, Official Records.

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

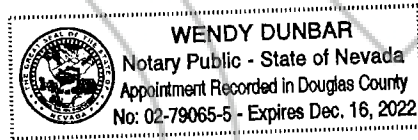
Dated: 11/02/2020

Jane Oak
Jane Oakden

STATE OF Nevada }
COUNTY OF Douglas } ss
This instrument was acknowledged before me on
11-4-2020

By Jane Oakden.

[Signature]
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE**

1. **Assessors Parcel Number(s)**
a) 1220-22-310-175

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
 NOTES: _____

3. **Total Value/Sales Price of Property:**
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$440,000.00
 Real Property Transfer Tax Due: \$1,716.00

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%**

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 disallowance of any claimed exception, 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: _____ Capacity Escrow Agent

Signature: _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Jane Oakden
 Address: 1445 Patricia Drive
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Lawrence A. Wike and Jane E. Wike, Trustees of The Lawrence A. Wike and Jane E. Wike Revocable Trust dated May 28, 1985
 Address: 595 - 31st Street
 City: Manhattan Beach
 State: CA Zip: 90266

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Western Title Company, LLC Esc. #: 120864-WLD
 Address: Douglas Office
1362 Highway 395, Ste. 109
 City/State/Zip: Gardnerville, NV 89410