

APN#: 1319-10-211-002

RPTT: \$0.00

DOUGLAS COUNTY, NV

2020-957201

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

11/30/2020 09:34 AM

ETRCO

KAREN ELLISON, RECORDER

E05

Recording Requested By:

Western Title Company

Escrow No.: 121354-WLD

When Recorded Mail To:

Martin G. Adamson

P.O. Box 404

Genoa, NV 89411

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 Donna Adamson (also known as Donna Browder), spouse of the grantee herein, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Martin G. Adamson, a married man as his sole and separate property all that real property situated in the City of Genoa, County of Douglas, State of Nevada described as follows:

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

Lot 38, as shown on the official map of PIONEER TRAIL RANCH SUBDIVISION, UNIT NO. 2, recorded in the office of the County Recorder on January 27, 1972 in Book 1 of Maps as Document No. 57534.

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

Grantor and Grantee are wife and husband. It is the intention of Grantor that Grantee shall henceforth have and hold said real property as his sole and separate property. By this conveyance, Grantor releases any community interest that she might now have or be presumed to hereafter acquire in the above described property.

Dated: 11/23/2020

Donna Adamson

Donna Adamson
(also known as Donna Browder)


STATE OF Nevada

COUNTY OF Carson City

} ss

This instrument was acknowledged before me on November 25,
2020 by Donna Adamson aka Donna Browder

Kayla Jacobsen
Notary Public

 KAYLA JACOBSEN
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 16-1289-5 - Expires January 20, 2024

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessors Parcel Number(s)

a) 1319-10-211-002

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: _____

Real Property Transfer Tax Due: _____

\$0.00

\$0.00

\$0.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: #5
- b. Explain Reason for Exemption: wife deeding off title

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: *Donna Adamson* Capacity: *Grantor*

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Donna Adamson

Address: P.O. Box 404

City: Genoa

State: NV Zip: 89411

Print Name: Martin G. Adamson

Address: P.O. Box 404

City: Genoa

State: NV Zip: 89411

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Western Title Company, LLC Esc. #: 121354-WLD

Address: Douglas Office

1362 Highway 395, Ste. 109

City/State/Zip: Gardnerville, NV 89410