

A.P.N.: 1320-23-002-029
File No: 143-2609053 (mk)
R.P.T.T.: \$721.50

When Recorded Mail To: Mail Tax Statements To:
Daniel G Costello and Monica Costello
2188 Maloney Drive
Lincoln, CA 95648

GRANT, BARGAIN and SALE DEED

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

Mariann M. Jackson and Frederick D. Summers Trustee of the Mariann M. Jackson and Frederick D. Summers Trust

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

Daniel G Costello and Monica Costello, husband and wife as joint tenants with right of survivorship

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

PARCEL 1:

LOT 14 AS SHOWN ON THE FINAL MAP # PD 99-12-01 GRANDVIEW ESTATES PHASE 1, FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON JANUARY 6, 2003, FILE NO. 562908.

PARCEL 2:

A NON-EXCLUSIVE STORMWATER DRAINAGE EASEMENT AS SET FORTH IN GRANT OF STORMWATER DRAINAGE EASEMENT AND MAINTENANCE AGREEMENT DATED JUNE 27, 2011, RECORDED JULY 22, 2011 AS INSTRUMENT NO. 786781 OF OFFICIAL RECORDS.

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.

COPY

Mariann M Jackson and Frederick D. Summers
Trustee of the Mariann M. Jackson and Fredrick
D. Summers Trust

Mariann M Jackson
Mariann M. Jackson, Trustee

Frederick D Summers
Frederick D. Summers, Co-Trustee

STATE OF **NEVADA**)
)
COUNTY OF **DOUGLAS**) : **ss.**

This instrument was acknowledged before me on December 4, 2020 by
Mariann M Jackson and Frederick D. Summers, Trustees.

Mary Kelsh
Notary Public
(My commission expires: 11-6-22)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow
No. 143-2609053.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1320-23-002-029
- 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: \$185,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$185,000.00
- d) Real Property Transfer Tax Due \$721.50

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]

Capacity: Agent

Signature: _____

Capacity: _____

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

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

Mariann M Jackson and Frederick

Daniel G Costello and

Print Name: D. Summer

Print Name: Monica Costello

Address: 1410 Brentwood Ct

Address: 2188 Maloney Drive

City: Gardnerville

City: Lincoln

State: NV Zip: 89410

State: CA Zip: 95648

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

First American Title Insurance

Print Name: Company

File Number: 143-2609053 mk/ ks

Address 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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