

DOUGLAS COUNTY, NV **2020-958022**
RPTT:\$3166.80 Rec:\$40.00
\$3,206.80 Pgs=2 **12/11/2020 02:51 PM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

APN: 1318-23-810-094
R.P.T.T.: \$3,166.80
Escrow No.: 20010378-DR
When Recorded Return To:
Jennifer McLaughlin and Ryan McLaughlin
7449 N. Gilroy Ave.
Fresno, CA 93722

Mail Tax Statements to:
Jennifer McLaughlin and Ryan McLaughlin
7449 N. Gilroy Ave.
Fresno, CA 93722

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged.

Paul Grunenwald and Laura Ann Grunenwald, husband and wife, as joint tenants

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

Jennifer McLaughlin and Ryan McLaughlin, husband and wife, as joint tenants

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

Lot 2, in Block E of Official Map of Kingsbury Meadows Subdivision, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on July 5th, 1955, as Document No. 10542.

Assessors Parcel No.: 1318-23-810-094

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

Dated this 7th day of December, 2020.

Paul Grunenwald
Paul Grunenwald

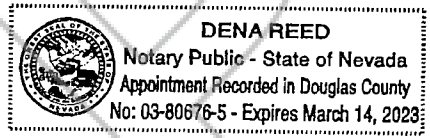
Laura Ann Grunenwald
Laura Ann Grunenwald

STATE OF NEVADA

COUNTY OF Douglas

This instrument was acknowledged before me on this 7th day of December, 2020, by Paul Grunenwald and Laura Ann Grunenwald.

Dena Reed
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-23-810-094
 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: \$812,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$812,000.00
 d. Real Property Transfer Tax Due: \$3,166.80

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: *Paul J. Grunenwald* Capacity: _____ Grantor
 Signature: _____ Capacity: _____ Grantee

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

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

Print Name: Paul Grunenwald and Laura Ann Grunenwald
 Address: 15595 Cherrywood Dr.
 City: Reno
 State: _____ Zip: 89511

Print Name: Jennifer McLaughlin and Ryan McLaughlin
 Address: 7449 N. Gilroy Ave.
 City: Fresno
 State: California Zip: 93722

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

Print Name: First Centennial Title Company of Nevada Esc. #: 20010378-DR
 Address: 896 W Nye Ln, Ste 104
 City: Carson City State: NV Zip: 89703