

DOUGLAS COUNTY, NV

2020-958825

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=4

12/23/2020 10:29 AM

ETRCO

KAREN ELLISON, RECORDER

E05

APN# : 1319-19-113-021

RPTT: \$-0-

Recording Requested By:

Western Title Company, Inc.

Escrow No. 121594-WLD

When Recorded Mail To:

Fawn She

32616 Rocky Water Ln
San Jose, CA
95148

Mail Tax Statements to: (deeds only)

Same as Above

(space above for Recorder's use only)

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
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 Richard Niemiec, spouse of grantee herein, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Fawn She, a married woman as her sole and separate property all that real property situated in the City of Stateline, County of Douglas, State of Nevada described as follows:

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

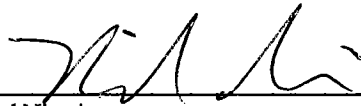
Lot 21 of ASPEN VALLEY SUBDIVISION UNIT NO. 2, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on November 15, 1966, in Book 45, Page 625, as Document No. 34571.

EXCEPTING THEREFROM all minerals and mineral rights as reserved in Deed recorded December 20, 1947, in Book Y of Deeds, Page 321, Document No. 6199, Douglas County, Nevada Records.

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

Dated: 12/08/2020



Richard Niemiec

STATE OF _____

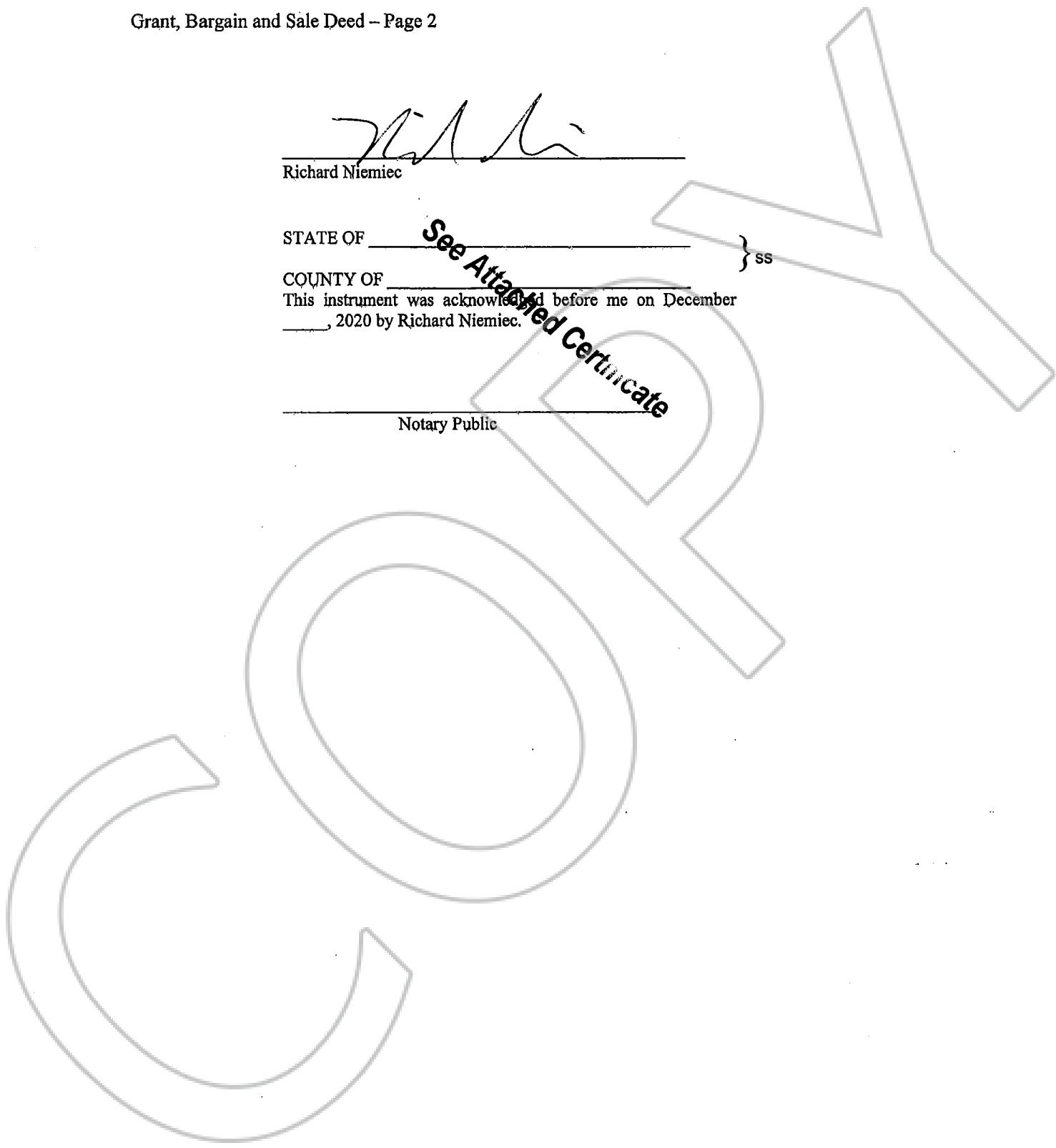
COUNTY OF _____

This instrument was acknowledged before me on December
____, 2020 by Richard Niemiec.

Notary Public

See Attached Certificate

} ss



CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of SANTA CLARA

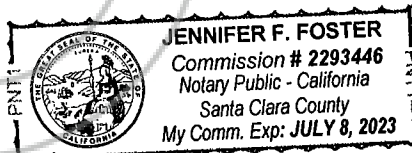
On DEC. 21, 2020 before me, Jennifer F. Foster (notary public)

personally appeared RICHARD NIEMIEC

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Jennifer F. Foster (seal)

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessors Parcel Number(s)
a) 1319-19-113-021

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: _____ _____ _____
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3. Total Value/Sales Price of Property: _____ \$ 0
Deed in Lieu of Foreclosure Only (value of property) _____
Transfer Tax Value: _____ \$ 0
Real Property Transfer Tax Due: _____ \$ 0

4. If Exemption Claimed:
a. Transfer Tax Exemption, per NRS 375.090, Section: #5
b. Explain Reason for Exemption: husband deeding to wife, no consideration

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 Grantor

Signature: _____ Capacity grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Richard Niemiec
Address: 3266 Rocky Water Ln
City: San Jose
State: CA Zip: 95148

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Fawn She
Address: 3266 Rocky Water Ln
City: San Jose
State: CA Zip: 95148

COMPANY/PERSON REQUESTING RECORDING
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Western Title Company, LLC Esc. #: 121594-WLD
Address: Douglas Office
1362 Highway 395, Ste. 109
City/State/Zip: Gardnerville, NV 89410

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)