

A.P.N.: 1419-11-002-003
File No: 143-2610252 (et)
R.P.T.T.: \$1,657.50

When Recorded Mail To: Mail Tax Statements To:
Bret Langley Paulson and Karen Elizabeth Paulson
91 Pinon Place
Coleville, CA 91607

GRANT, BARGAIN and SALE DEED

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

Janet P. Bingham, Sharon A. Bingham Dee, and Gail Hanna, or their successor(s), as Trustees of the Survivor's Trust under Section 3.2 of Article III of The Bingham Family Trust dated October 20, 1988, as amended

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

Bret Langley Paulson and Karen Elizabeth Paulson, 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:

LOT 101, OF ALPINE VIEW ESTATES NO. 3, AS SHOWN ON THE OFFICIAL MAP RECORDED ON APRIL 16, 1973, IN BOOK 473, PAGE 467, AS DOCUMENT NO. 65319.

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.

Janet P. Bingham, Sharon A. Bingham Dee, and Gail Hanna. or their successor(s), as Trustees of the Survivor's Trust under Section 3.2 of Article III of The Bingham Family Trust dated October 20, 1988, as amended, as Grantees

Gail Hanna, Trustee
Gail Hanna, Trustee

STATE OF Oregon)
~~NEVADA~~)
COUNTY OF Deschutes : ss.
~~DOUGLAS~~)

This instrument was acknowledged before me on December 22, 2020 by **Gail Hanna, as Trustees .**

Maria Fadness
Notary Public
(My commission expires: 11/13/2022)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 143-2610252.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1419-11-002-003
- 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: \$425,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$425,000.00
- d) Real Property Transfer Tax Due \$1,657.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
- b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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)**

Print Name: Bingham Family Survivors Trust

Print Name: Bret Langley Paulson and Karen Elizabeth Paulson

Address: 22 Bay Tree Lane

Address: 91 Pinon Place

City: Los Altos

City: Coleville

State: CA Zip: 94022

State: CA Zip: 91607

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

Print Name: First American Title Insurance Company

File Number: 143-2610252 et/ et

Address: 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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