

DOUGLAS COUNTY, NV

2021-959588

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

01/08/2021 09:47 AM

ETRCO

KAREN ELLISON, RECORDER

E05

APN#: 1320-33-815-004

RPTT: \$0.00

Recording Requested By:

Western Title Company

Escrow No.: 122141-AMG

When Recorded Mail To:

Ronald A. Ruffo and Mary Anna
Ruffo

1371 Winwood Way

Gardnerville, NV 89410

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 _____

Amy Gutierrez

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

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

Ronald A. Ruffo and Mary Anna Ruffo, husband and wife as joint tenants with right of survivorship do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Ronald A. Ruffo and Mary Anna Ruffo, husband and wife and Patrick Ruffo, an unmarried man and Ronald F Ruffo, an unmarried man all as joint tenants with right of survivorship

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas State of Nevada bounded and described as follows:

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

Lot 36, in Block D, as shown on the FINAL SUBDIVISION MAP NO. 1006-10 OF CHICHESTER ESTATES PHASE 10, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on April 25, 2002, in Book 0402, Page 7623, as Document No. 540511.

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

Dated: 12/31/2020

Ronald A. Ruffo
Ronald A. Ruffo

Mary Anna Ruffo
Mary Anna Ruffo

STATE OF Nevada

COUNTY OF Douglas

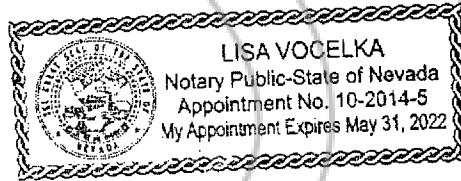
} ss

This instrument was acknowledged before me on

1/4/21

By Ronald A. Ruffo and Mary Anna Ruffo.

Lisa Voelka
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1320-33-815-004

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: \$0.00
 Deed in Lieu of Foreclosure Only (value of property) (
 Transfer Tax Value: \$0.00
 Real Property Transfer Tax Due: \$0.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section 5
 b. Explain Reason for Exemption: Adding Sons to Title Without 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 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 Mary Anna Ruffo Capacity Grantor
 Signature Ronald Ruffo Capacity Grantor
Patrick Ruffo Ronald Ruffo

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

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

Print Name: Ronald A. Ruffo and Mary Anna Ruffo
 Address: 1371 Winwood Way
 City: Gardnerville
 State: NV Zip: 89410

Print Name: Ronald A. Ruffo, Mary Anna Ruffo
Patrick Ruffo and Ronald Ruffo
 Address: 1371 Winwood Way
 City: Gardnerville
 State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company
 Address: Carson Office
2310 S. Carson St, Suite 5A
 City/State/Zip: Carson City, NV 89701

Esc. #: 122141-AMG

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