

DOUGLAS COUNTY, NV **2021-961504**  
RPTT:\$4426.50 Rec:\$40.00  
\$4,466.50 Pgs=5 **02/05/2021 02:47 PM**  
FIRST CENTENNIAL - RENO (MAIN OFFICE)  
KAREN ELLISON, RECORDER

APN: 1318-09-812-010  
R.P.T.T.: \$4,426.50  
Escrow No.: 21013779-KOT  
When Recorded Return To:  
Jennifer Kollmer  
59 Damonte Ranch Pkwy, Suite B290  
Reno, NV 89521

Mail Tax Statements to:  
Jennifer Kollmer  
59 Damonte Ranch Pkwy, Suite B290  
Reno, NV 89521

SPACE ABOVE FOR RECORDER'S USE

## GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**Mark Edward Liston and Ashley Christine Liston, husband and wife, as joint tenants**

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

**Jennifer Kollmer, a married woman**

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

All of Lot 50 and a northwesterly portion of Lot 51, in Block G, as shown on the map of the Amended Map of Subdivision of Zephyr Cove Properties, Inc., being portion of Section 9 and Section 10, Township 13 North, Range 18 East, M.D.B. & M., filed in the office of the County Recorder of Douglas County, Nevada, on August 5, 1929, said parcel being more particularly described as follows:

Beginning at the easterly corner of Lot 53, Block G, of said subdivision;

Thence South 89°58'40" West along the South boundary of said Lot 53, a distance of 168.26 feet to the westerly corner of said Lot 53;

Thence North 36°30' West along the southwesterly boundary of Lot 52 and Lot 51, a distance of 47.00 feet to the point of beginning of the herein described parcel of land;

Thence North 36°30' West along the southwesterly boundary of Lot 51 and 50 to the Westerly corner of Lot 50, a distance of 28.00 feet;

Thence North 53°30' East along the northwesterly boundary of Lot 50, to the northerly corner of said Lot 50, a distance of 113.31 feet;

Thence South 43°40' East along the northeasterly boundary of Lot 50 and 51, a distance of 37.20 feet to a point;

Thence South 53°30' West, a distance of 37.63 feet to a point;

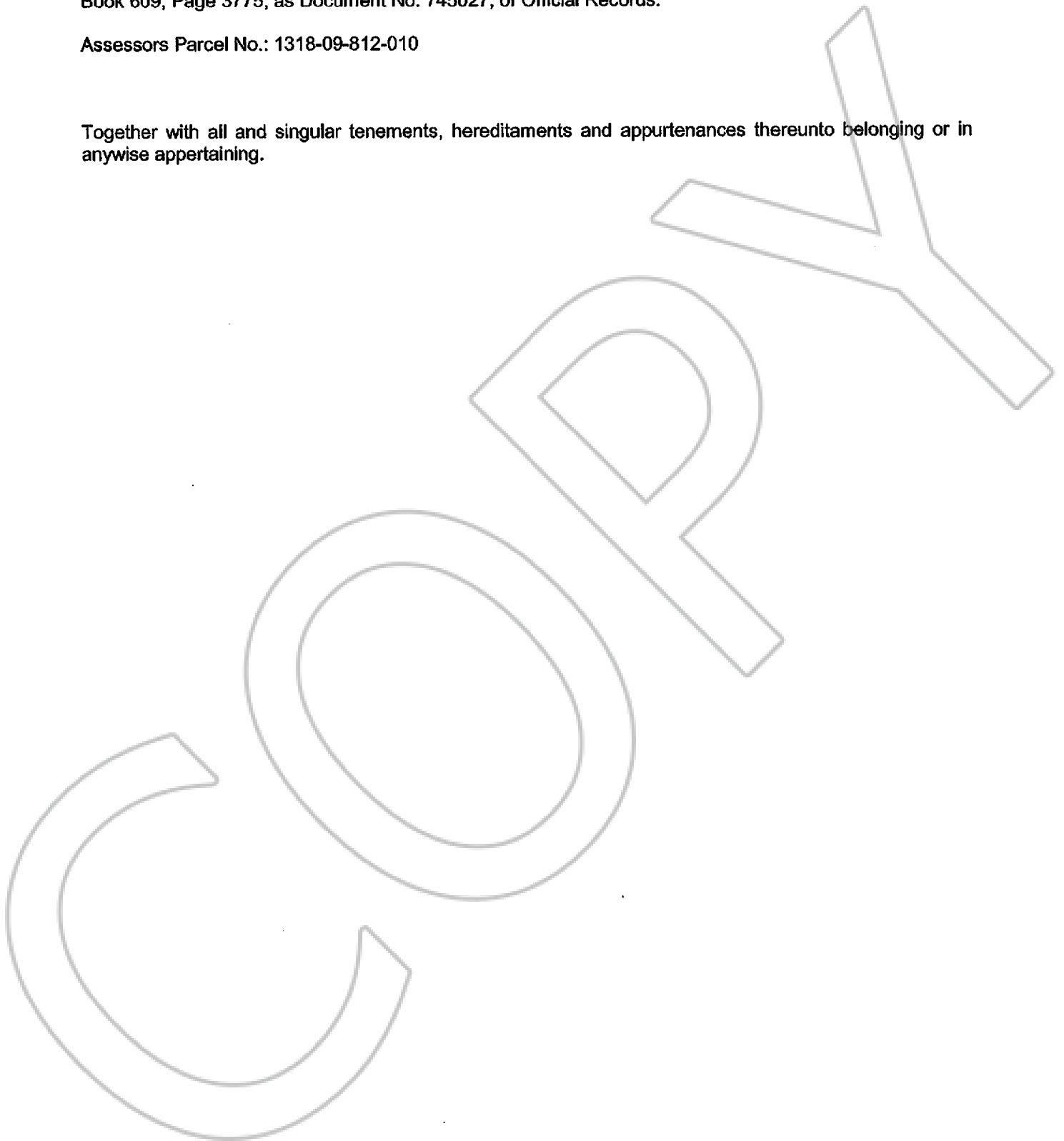
thence North 24°44'20" West, a distance of 9.10 feet to a point;

Thence South 53°30' West, a distance of 82.18 feet to the point of beginning.

**Note: the above metes and bounds description previously appeared in Deed, recorded June 12, 2009, in Book 609, Page 3775, as Document No. 745027, of Official Records.**

**Assessors Parcel No.: 1318-09-812-010**

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



Dated this 29 day of January, 2021.



Mark Edward Liston

  
Ashley Christine Liston

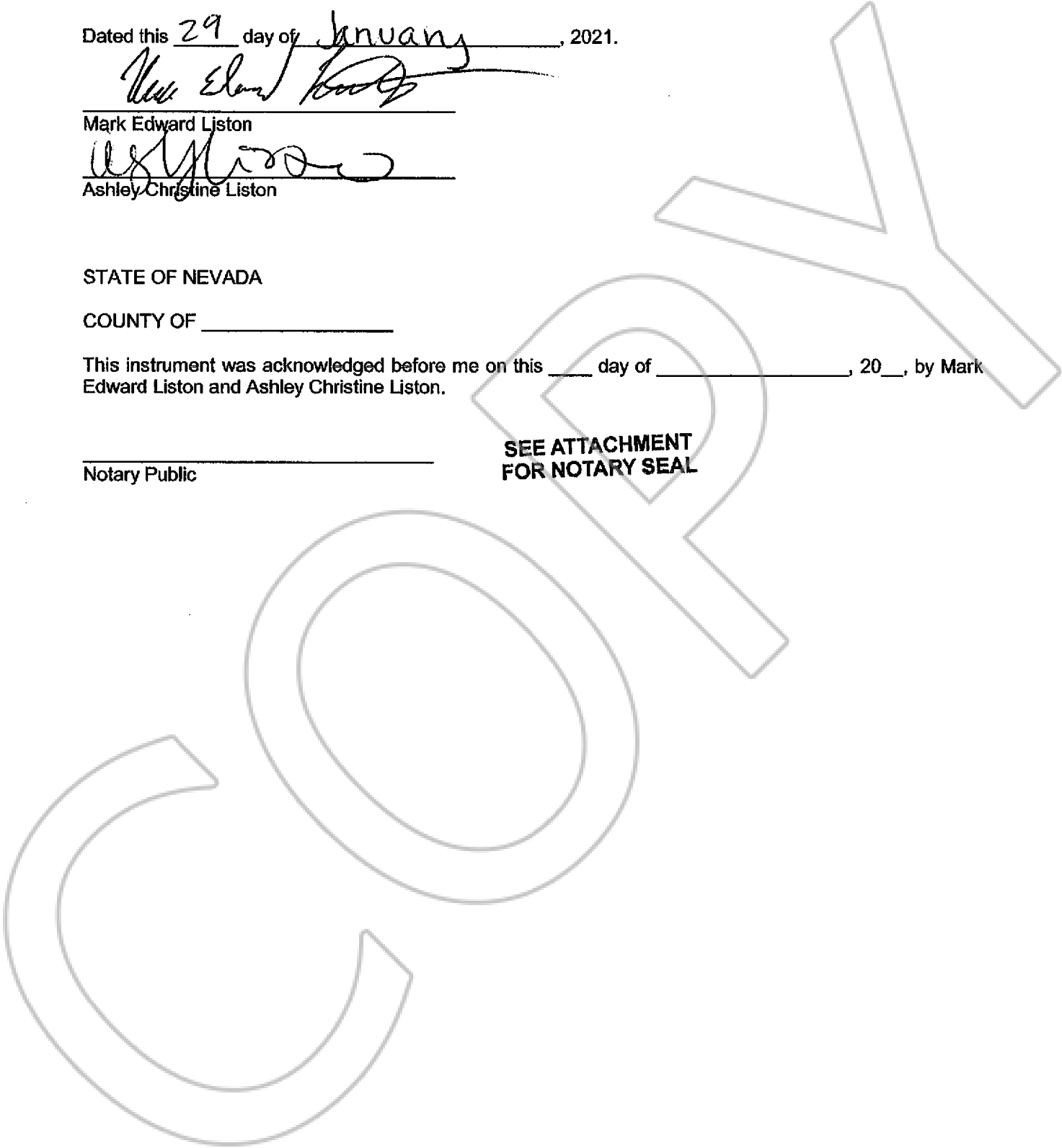
STATE OF NEVADA

COUNTY OF \_\_\_\_\_

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, by Mark Edward Liston and Ashley Christine Liston.

\_\_\_\_\_  
Notary Public

**SEE ATTACHMENT  
FOR NOTARY SEAL**



## 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 El Dorado

On 01.29.2021 before me, Eric Martinez, Notary Public  
(insert name and title of the officer)

personally appeared Mark Edward Liston & Ashley Christine Liston  
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



(Seal)



## Legal Description

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Assessors Parcel No.: 1318-09-812-010

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1318-09-812-010  
 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: \$1,135,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)  
 c. Transfer Tax Value: \$1,135,000.00  
 d. Real Property Transfer Tax Due: \$4,426.50

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: [Signature] Capacity: Grantor / Grantee  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_ Grantee

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

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

Print Name: Mark Edward Liston and Ashley Christine Liston  
 Address: P.O. Box 10974  
 City: Zephyr Cove  
 State: NV Zip: 89448

Print Name: Jennifer Kollmer  
 Address: 59 Damonte Ranch Pkwy, Suite B290  
 City: Reno  
 State: Nevada Zip: 89521

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

Print Name: First Centennial Title Company of Nevada Esc. #: 21013779-KOT  
 Address: 937 Tahoe Blvd, Ste 130  
 City: Incline Village State: NV Zip: 89451