



KAREN ELLISON, RECORDER E05

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:

Dawn L. Carlton
2963 Santa Inez dr
Minden, NV 89423

Warranty Deed

This Deed is made by Eleanor E. Carlton, "Grantor(s)", to
Dawn L. Carlton, "Grantee(s)", whose post office address
is 2963 Santa Inez dr,

as (select one):

- An Unmarried Sole Owner A Married Sole Owner A Single Sole Owner
 Joint Tenants Tenants in Common
 Community Property (only in AZ, ID, LA, NM, NV, TX, WA, and WI)
 Community Property with Right of Survivorship (only in AZ, ID, NV, and WI)

For valuable consideration in the sum of \$ 225,000, the receipt of which is hereby
acknowledged, Grantor(s) grant and convey and warrant to Grantee(s) the following real property
(the premises) located in Douglas County/Parish, Nevada:

LEGAL DESCRIPTION:

See Attachment A

PARCEL NUMBER: 1420-28-510-013

TITLE SOURCE:

Grantor(s) covenant that he/she/they are lawfully seized in fee simple of the premises, which he/she/they have the right to sell and convey, and which are free from encumbrances except those of record. Further, Grantor(s) covenant that he/she/they will execute or procure any necessary further assurance of the title to said premises, and that he/she/they will warrant and defend the premises in the quiet and peaceable possession of the Grantee(s).

This transfer is tax exempt because _____.

Taxes for the year 2021 shall be prorated between the Grantor(s) and Grantee(s) beginning on the date of recording.

Eleanor E Carlton
Date: 3/8/21

Eleanor E Carlton, Grantor
2963 Santa Inez dr, Mailing Address
Minden, NV 89423, City, State, Zip

Date: _____
_____, Second Grantor (if Applicable)
_____, Mailing Address
_____, City, State, Zip

First Witness: *Delila Lowe* Delila Lowe 03-08-2021
Signature Printed Name Date

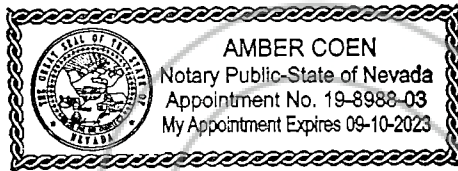
Second Witness: *Shawnti Mathews* Shawnti Mathews 3-8-2021
Signature Printed Name Date

STATE OF Nevada)
COUNTY/PARISH OF Douglas)
On 03/05, 2021, before me, Amber Coen,
a Notary Public, personally appeared Eleanor E. Carlton,
as Grantor(s), and Delila Lowe, as Witness, and Shawntē Mathews,
as Witness, 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 Nevada
that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Amber Coen
Signature of Notary



Affiant Known Produced ID
Type of ID Drivers License
Commission expires: _____

I certify that the full consideration paid for
the described property is:
\$ 225,000

Signed: [Signature]
Eleanor E. Carlton
(Grantee)

Dated: 3/8/21

Signed: _____

(Second Grantee, if applicable)

Dated: _____

Preparer: _____

ATTACHMENT A
Legal Description of Property

~~Lot 64, Block E, as set forth on the Official plat of MISSION HOT SPRINGS, UNIT NO. 1, filed in the Office of the Recorder of Douglas County, Nevada, on July 1, 1987, Book 787, Page 001, Document No. 157492, and Certificate of Amendment recorded October 19, 1990, Book 1090, Page 2956, Document No. 237003, of Official Records.~~

COPY

STATE OF NEVADA DECLARATION OF VALUE

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument#: _____

Book: _____ Page: _____

Date of Recording: _____

Notes: _____

- 1. Assessor Parcel Number (s)**
- (a) 1420-88-510-013
- (b) _____
- (c) _____
- (d) _____

- 2. Type of Property:**
- | | |
|--|--|
| a) <input type="checkbox"/> Vacant Land | b) <input checked="" type="checkbox"/> Single Fam Res. |
| c) <input type="checkbox"/> Condo/Twnhse | d) <input type="checkbox"/> 2-4 Plex |
| e) <input type="checkbox"/> Apt. Bldg. | f) <input type="checkbox"/> Comm'l/Ind'l |
| g) <input type="checkbox"/> Agricultural | h) <input type="checkbox"/> Mobile Home |
| i) <input type="checkbox"/> Other | |

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ _____

Transfer Tax Value: \$ _____

Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, Section: 5

b. Explain Reason for Exemption: Transfer from mother to daughter

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 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 Grantee

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Eleanor Carlton

Address: 2963 Santa Fe Dr

City: Minden

State: Nevada Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Dawn Carlton

Address: Same

City: _____

State: _____ Zip: _____

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

Print Name: _____ Escrow # _____

Address: _____

City: _____ State: _____ Zip: _____