

DOUGLAS COUNTY, NV

**2021-964504**

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

03/30/2021 02:10 PM

ETRCO

KAREN ELLISON, RECORDER

E07

APN#: 1320-23-002-072

RPTT: \$0.00

Recording Requested By:

Western Title Company

Escrow No.: 125098-WLD

When Recorded Mail To:

Zackary M. Doane,

1925 Painted Desert Drive

Minden, NV 89423

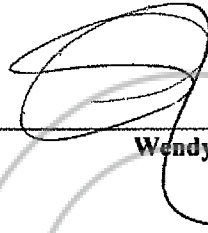
Mail Tax Statements to: (deeds only)

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



Wendy Dunbar

Escrow Officer

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**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,

Zackary Masterson Doane, Trustee or his successors in trust, under the Zackary Masterson Doane Revocable Living Trust, dated November 20, 2019, and any amendments thereto

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Zackary M. Doane, a single man

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

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

**PARCEL 1:**

Lot 41 as shown on the MAP (PD 99-12-01) OF GRAND VIEW ESTATES, PHASE 1, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on January 6, 2003 File No. 562908.

**PARCEL 2:**

A non-exclusive storm water drainage easement as set forth in grant of storm water drainage easement and maintenance agreement dated June 27, 2011, recorded July 22, 2011, as Instrument No. 786781 of Official Records.

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

Dated: 03/24/2021

The Zackary Masterson Doane Revocable Living Trust

Zackary Masterson Doane  
Zackary Masterson Doane, Trustee

STATE OF Nevada

COUNTY OF Douglas

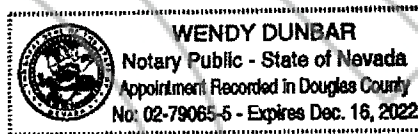
} ss

This instrument was acknowledged before me on

3.25.21

By Zackary Masterson Doane.

Wendy Dunbar  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. **Assessors Parcel Number(s)**  
a) 1320-23-002-072

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: 3/30/21 Trust Ok~A.B.

3. **Total Value/Sales Price of Property:**  
 Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_ \$0.00  
 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: #7  
 b. Explain Reason for Exemption: transfer out of trust 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 Escrow Agent  
 Signature: \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
 (REQUIRED)  
 Print Name: Zackary Masterson Doane, Trustee or his successors in trust, under the Zackary Masterson Doane Revocable Living Trust  
 Address: 1925 Painted Desert Dr.  
 City: Minden  
 State: NV Zip: 89423

**BUYER (GRANTEE) INFORMATION**  
 (REQUIRED)  
 Print Name: Zackary M. Doane  
 Address: 1925 Painted Desert Dr.  
 City: Minden  
 State: NV Zip: 89423

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

Print Name: Western Title Company, LLC Esc. #: 125098-WLD  
 Address: Douglas Office  
1362 Highway 395, Ste. 109  
 City/State/Zip: Gardnerville, NV 89410