

APN: 1022-10-001-006 & 1022-10-001-005

RECORDING REQUESTED BY:

Dorothy Marie Remenar and Veronica Marie Hun

AFTER RECORDATION, RETURN BY MAIL TO:

Dorothy Marie Remenar and Veronica Marie Hunt
P.O. Box 13483
Las Cruces, NM 88013

\$ 54.60



00132196202109650330040045

KAREN ELLISON, RECORDER

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

THIS DEED IS PLACED OF RECORD FOR THE PURPOSE OF RECORDNG THE ADJUSTED LEGAL DESCRIPTION

THIS INDENTURE WITNESSETH: Grantors, Pamela J. Siders and Albert J. Siders, wife and husband as joint tenants, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to Grantees, Dorothy Marie Remenar, a single woman, and Veronica Marie Hunt, as joint tenants, forever, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF WHICH PROVIDES THE LEGAL DESCRIPTION OF ADJUSTED LOT 63 TO Lot 62 (APN 1022-10-001-006 TO APN 1022-10-001-005)

BOUNDARY LINE ADJUSTMENT BETWEEN EXISTING PARCELS OF LAND, AS FURTHER DEPICTED AND SET FORTH ON THAT CERTAIN RECORD OF SURVEY IN SUPPORT OF BOUNDARY LINE ADJUSTMENT, RECORDED CONCURRENTLY HERewith.

Pamela J. Siders

Albert J. Siders

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on the 3 day of March, 2021, by ~~Pamela J. Siders~~ and Albert J. Siders.

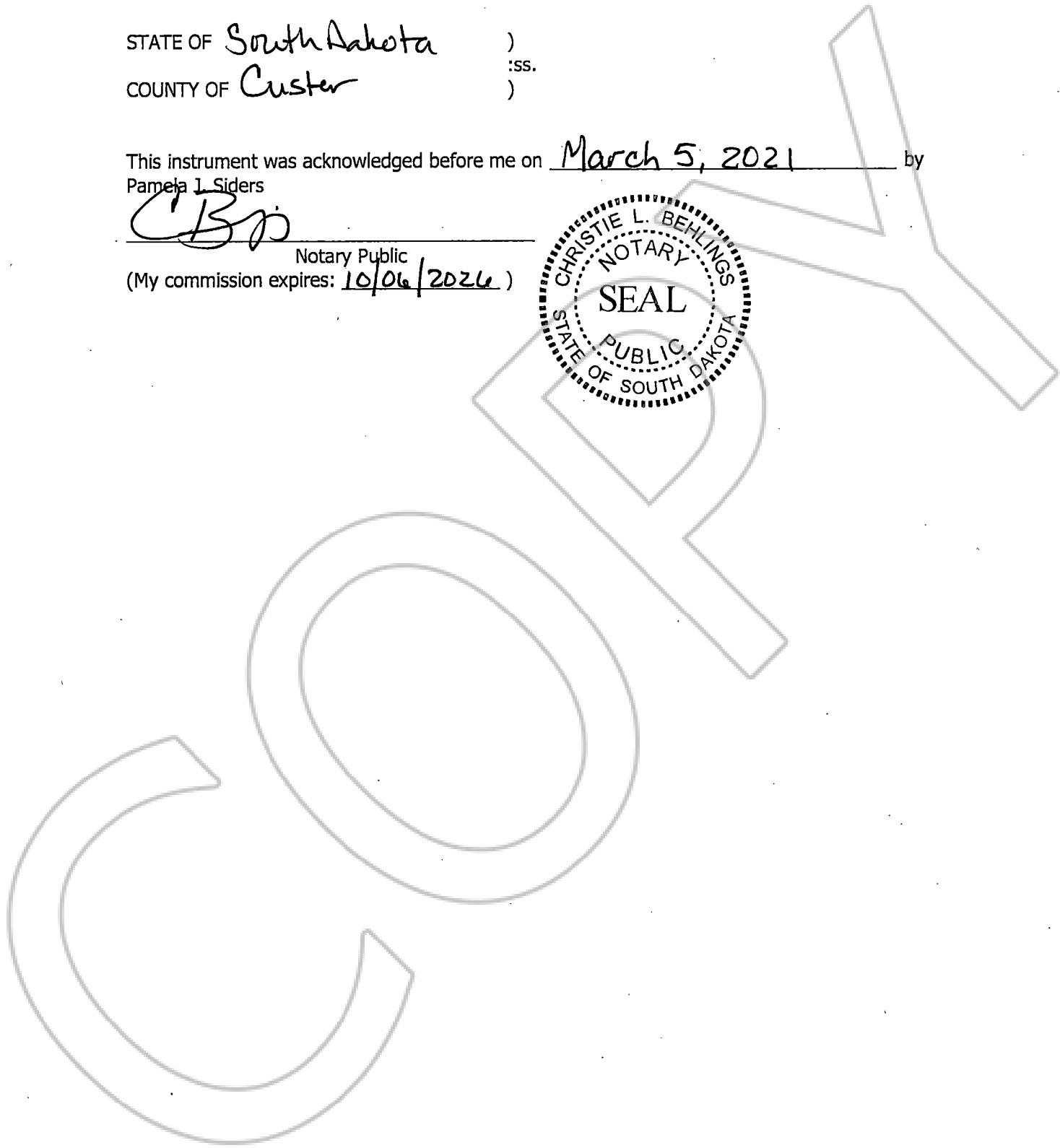
Notary Public

MARY KELSH
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 98-49567-5 - Expires Nov. 06, 2022

STATE OF South Dakota)
COUNTY OF Custer)
:SS.

This instrument was acknowledged before me on March 5, 2021 by
Pamela J. Siders

CBj
Notary Public
(My commission expires: 10/06/2026)



3068-001
02/18/21

DESCRIPTION
AREA ADJUSTED FROM LOT 63 TO LOT 62
(FROM A.P.N. 1022-10-001-006 TO A.P.N. 1022-10-001-005)

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

All that portion of Lot 63 per the Plat of Topaz Ranch Estates, Unit No. 2, filed for record February 20, 1967 in the office of Recorder, Douglas County, Nevada as Document No. 35464, more particularly describes as follows:

COMMENCING at the southwest corner of Lot 62 per said Plat;
thence South 87°39'53" East, 52.49 feet to the **POINT OF BEGINNING**;
thence South 87°44'49" East, 87.69 feet;
thence South 48°24'09" West, 35.92 feet;
thence North 85°05'37" West, 17.74 feet;
thence North 59°06'09" West, 50.20 feet to the **POINT OF BEGINNING**,
containing 1,286 square feet, more or less.

The Basis of Bearing for this description is South 83°40'44" West, the northerly right-of-way line of Marble Court as shown on the Plat of Topaz Ranch Estates Unit No. 2, filed for record February 20, 1967 in the office of Recorder, Douglas County, Nevada as Document No. 35464.

Prepared By: R.O. ANDERSON ENGINEERING, INC.
Cory J. Kleine, P.L.S. 21988
P.O. Box 2229
Minden, Nevada 89423



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
a) 1022-10-001-006 & 1022-10-001-005
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: \$14,000.00
b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
c) Transfer Tax Value: \$14,000.00
d) Real Property Transfer Tax Due \$54.60
4. **If Exemption Claimed:**
a. Transfer Tax Exemption, per 375.090, Section: _____
b. Explain reason for exemption: _____

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: *M. Siders*
Signature: _____

Capacity: *agent*
Capacity: _____

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

Print Name: Pamela J. Siders & Albert J. Siders
Address: P.O. Box 863
City: Custer
State: SD Zip: 57730

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

Print Name: Dorothy Marie Remenar & Veronica Marie Hunt
Address: P.O. Box 13483
City: Las Cruces
State: NM Zip: 88013

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

First American Title Insurance
Print Name: Company
Address 1663 US Highway 395, Suite 101
City: Minden

File Number: 143-2605128 mk/ mk
State: NV Zip: 89423

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