

1022-09.002.038
APN: ~~37-373-06~~
ESCROW NO. _____



KAREN ELLISON, RECORDER

MAIL TAX STATEMENT TO AND
WHEN RECORDED RETURN TO:
Edward Benny
107 Jenner Rd.
Salinas CA 93906

GRANT, BARGAIN, SALE DEED

R.P.T.T. \$ _____

THIS INDENTURE WITNESSETH: That Jeff Farnum ^{OR Tamara J. Farnum} FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to ~~Ed Benny~~, all that real property situate in the County of Douglas, State of Nevada, bounded and described as follows:

See Attached Exhibit A → Edward or Janene Benny

SUBJECT TO:

1. Taxes for the fiscal year 20__-20__.
2. Rights of way, reservations restrictions, easements and conditions of record.

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

WITNESS my hand this April day of 9, 2021.

Signed,

Jeff Farnum
Name Jeff Farnum

Tamara J Farnum
Name TAMBRA J FARNUM

Signed,

Edward L. Benny
Name Edward Benny

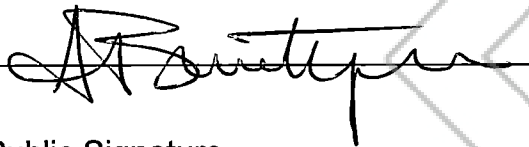
Janene Benny
Name Janene Benny

NEVADA NOTARY ACKNOWLEDGMENT

THE STATE OF NEVADA

COUNTY OF Douglas

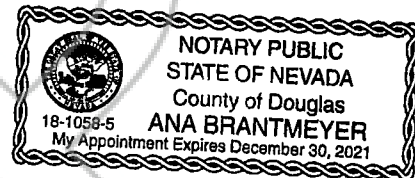
This instrument was acknowledged before me on 9th of April, 21
by Tambra Jean & Jeffery Lane Farnum



Notary Public Signature

Print Ana Brantmeyer

Title Notary Public



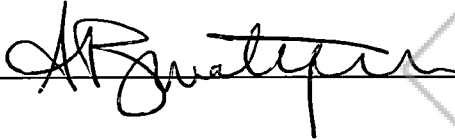
(Seal)

NEVADA NOTARY ACKNOWLEDGMENT

THE STATE OF NEVADA

COUNTY OF Douglas

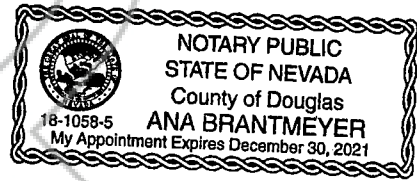
This instrument was acknowledged before me on 9th of April, 21
by Edward L. & Janene M. Benny



Notary Public Signature

Print Ana Brantmeyer

Title Notary Public



(Seal)

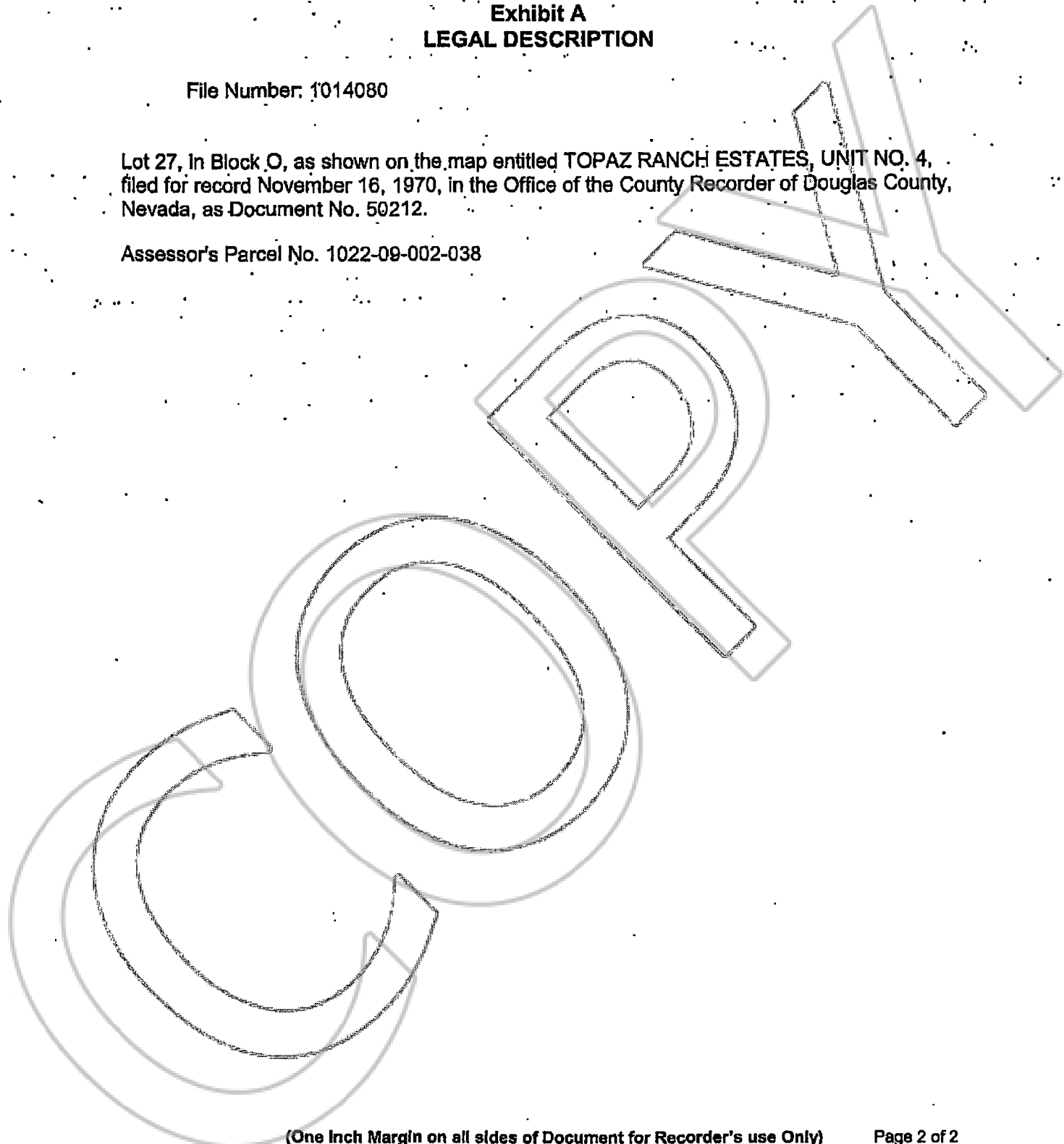


**Exhibit A
LEGAL DESCRIPTION**

File Number: 1014080

Lot 27, in Block O, as shown on the map entitled TOPAZ RANCH ESTATES, UNIT NO. 4, filed for record November 16, 1970, in the Office of the County Recorder of Douglas County, Nevada, as Document No. 50212.

Assessor's Parcel No. 1022-09-002-038



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1022.09.002.038
 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'/Ind'l
 g) Agricultural h) Mobile Home
 i) Other _____

FOR RECORDERS OPTIONAL USE ONLY
 BOOK _____ PAGE _____
 DATE OF RECORDING: _____
 NOTES: _____

3. Total Value/Sales Price of Property: \$ 120,000.00
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$ 120,000.00
 Real Property Transfer Tax Due: \$ 468.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # _____
 b. Explain Reason for Exemption: _____

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 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 Janene Benny Capacity Buyer

Signature _____ Capacity _____

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

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

Print Name: Jeff Farnum
 Address: 1653 Oat Mountain
 City: Wellington
 State: NV Zip: 89444

Print Name: Edward or Janene Benny
 Address: 107 Jenner Rd
 City: Salinas
 State: CA Zip: 93906

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

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

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