

DOUGLAS COUNTY, NV **2021-965471**
RPTT:\$3178.50 Rec:\$40.00
\$3,218.50 Pgs=2 **04/14/2021 12:22 PM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

APN: 1319-19-720-033
R.P.T.T.: \$3,178.50
Escrow No.: 21015659-SH
When Recorded Return To:
Timothy Wintrip and Julie Wintrip
193 Tramway Drive #B
Stateline, NV 89449

Mail Tax Statements to:
Timothy Wintrip and Julie Wintrip
193 Tramway Drive #B
Stateline, NV 89449

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Daniel Claremont, a single man

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

Timothy Wintrip and Julie Wintrip, husband and wife as joint tenants

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

Parcel B of Parcel Map for Robert Hoffman, Lot 578 - Parcel B - Second Amended Map of Summit Village, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on November 2nd, 1977, as Document No. 14669, being a portion of Lot 578 of the Subdivision of Parcels A and B of the Second Amended Map of Summit Village, recorded October 27, 1969, as Document No. 46173 and further recorded December 24, 1969, as Document No. 46671, Official Records of Douglas County, Nevada.

Assessors Parcel No.: 1319-19-720-033

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

Page 2 of the Grant, Bargain, Sale Deed (signature page).

Escrow No.: 21015659-SH

Dated this 9th day of April, 2021.

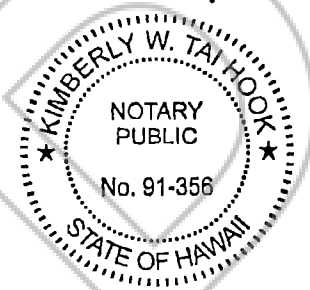
[Signature]
Daniel Claremont

AKA
Hawaii
STATE OF NEVADA

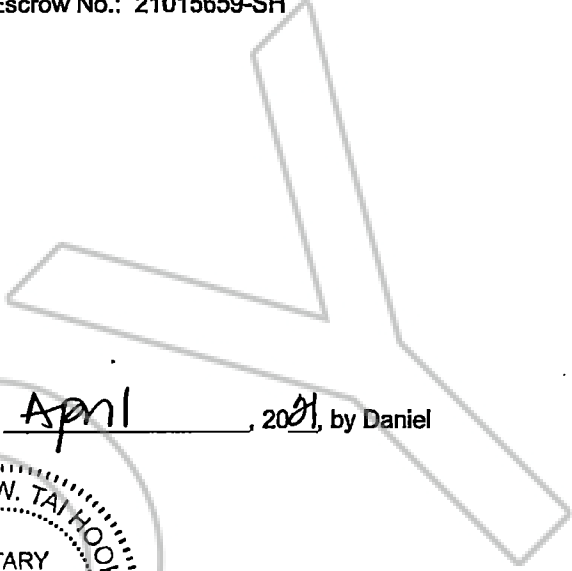
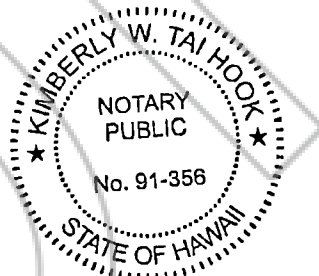
COUNTY OF Kauai

This instrument was acknowledged before me on this 9th day of April, 2021, by Daniel Claremont.

[Signature]
Notary Public, State of Hawaii
My commission expires 03.09.2024



Doc. Date: 4/9/2021 # Pages: 2
Notary Name: Kimberly Tai Hook 5th Circuit
Doc. Description: Grant, Bargain
Sale Deed
[Signature] 4/9/2021
Notary Signature Date
NOTARY CERTIFICATION



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
a) 1319-19-720-033
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: \$815,000.00
b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
c. Transfer Tax Value: \$815,000.00
d. Real Property Transfer Tax Due: \$3,178.50

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: Daniel Claremont Capacity: Grantor
Signature: [Signature] Capacity: Grantee Agent

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Daniel Claremont Print Name: Timothy Wintrip
Address: 193 Tramway Drive #B Address: 193 Tramway Drive #B
City: Stateline City: Stateline
State: NV Zip: 89449 State: Nevada Zip: 89449

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

Print Name: First Centennial Title Company of Nevada Esc. #: 21015659-SH
Address: 3748 Lakeside Dr, Ste 100
City: Reno State: NV Zip: 89509

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED