

DOUGLAS COUNTY, NV

2021-965694

RPTT:\$7059.00 Rec:\$40.00

\$7,099.00 Pgs=2

04/16/2021 01:00 PM

FIRST CENTENNIAL - RENO (MAIN OFFICE)

KAREN ELLISON, RECORDER

APN: 1318-03-110-022

R.P.T.T.: \$7,059.00

Escrow No.: 21015654-DR

When Recorded Return To:

Sandra Penfield

PO BOX 11445

ZEPHYR COVE, NV 89448

Mail Tax Statements to:

Sandra Penfield

PO BOX 11445

ZEPHYR COVE, NV 89448

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Brook Ann Ramos, an unmarried woman

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

Sandra Penfield, a married woman, as her sole and separate property

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

Lot 54, of Skyland Subdivision, Phase 1, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on February 27th, 1958, as Document No. 12967.

Together with all beach rights as contained in Deed to Skyland Water Co., recorded February 5, 1960 in Book 1, Page 268, as Document No. 15573, Official Records of Douglas County, Nevada.

Assessors Parcel No.: 1318-03-110-022

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

Dated this 9 day of April, 2021.


Brook Ann Ramos
Brook Ann Ramos

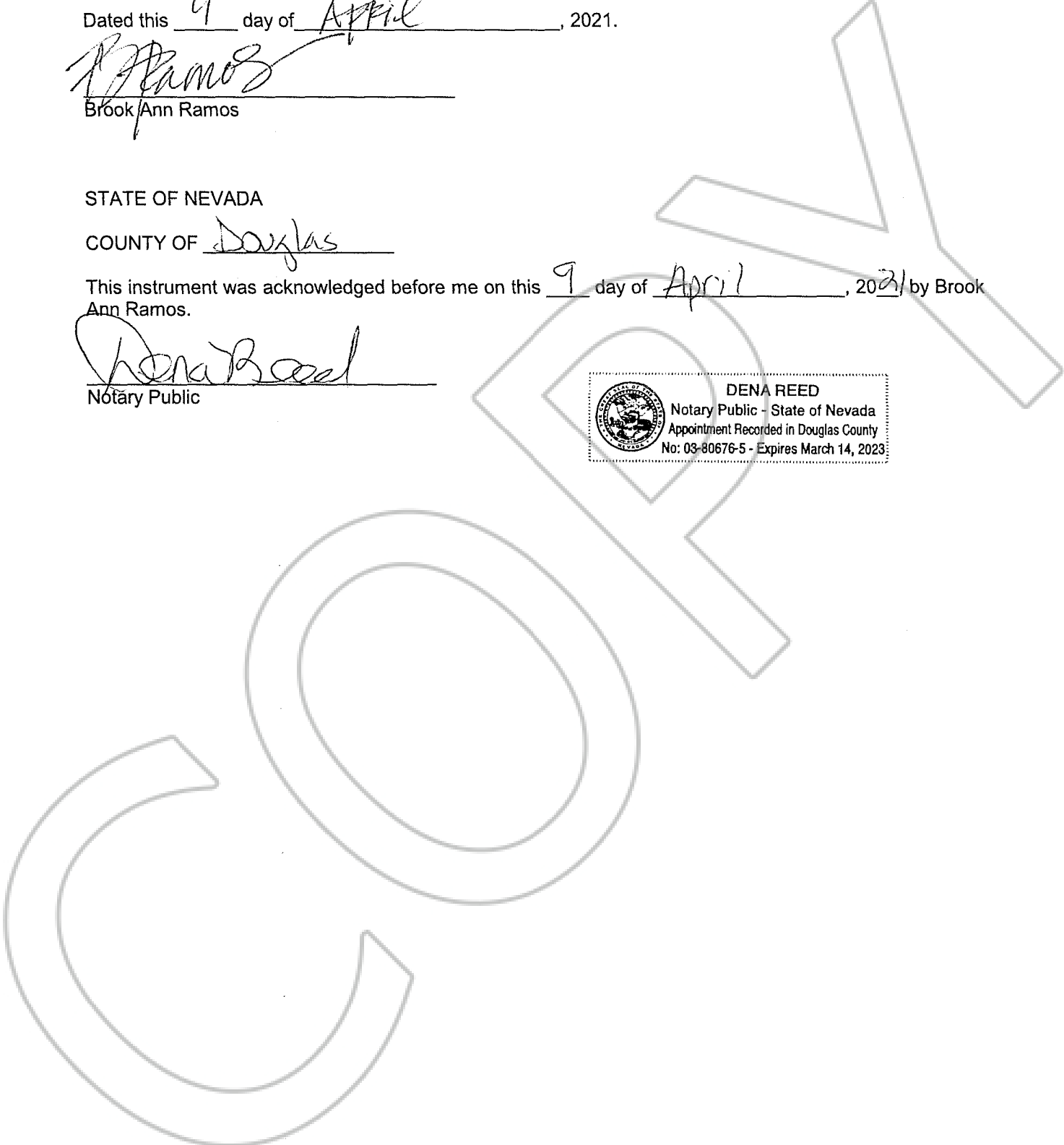
STATE OF NEVADA

COUNTY OF Douglas

This instrument was acknowledged before me on this 9 day of April, 2021 by Brook Ann Ramos.

Dena Reed
Notary Public

 **DENA REED**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 03-80676-5 - Expires March 14, 2023



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-03-110-022
 b) _____
 c) _____
 d) _____

2. Type of Property:
- | | |
|--|--|
| a) <input type="checkbox"/> Vacant Land | b) <input checked="" type="checkbox"/> Sgl. Fam. Residence |
| 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 |
| <input type="checkbox"/> Other: _____ | |

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

- | | |
|---|-----------------------|
| 3. a. Total Value/Sale Price of Property: | <u>\$1,810,000.00</u> |
| b. Deed in Lieu of Foreclosure Only (value of property) | <u>(\$0.00)</u> |
| c. Transfer Tax Value: | <u>\$1,810,000.00</u> |
| d. Real Property Transfer Tax Due: | <u>\$7,059.00</u> |

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: [Signature] Capacity: _____ Grantor _____

Signature _____ Capacity: _____ Grantee _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: <u>Brook Ann Ramos</u>	Print Name: <u>Sandra Penfield</u>
Address: <u>P.O. Box 791</u>	Address: <u>PO BOX 11445</u>
City: <u>Zephyr Cove</u>	City: <u>Zephyr Cove</u>
State: <u>NV</u> Zip: <u>89448</u>	State: <u>Nevada</u> Zip: <u>89448</u>

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

Print Name: First Centennial Title Company of Nevada Esc. #: 21015654-DR

Address: 896 W Nye Ln, Ste 104

City: Carson City State: NV Zip: 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED