

DOUGLAS COUNTY, NV **2021-967519**
RPTT:\$0.00 Rec:\$40.00
\$40.00 Pgs=2 **05/17/2021 08:50 AM**
TICOR TITLE - CC (NVTH3K)
KAREN ELLISON, RECORDER E05

WHEN RECORDED MAIL TO:
Jaclynn Bohlender
**330 Plymouth Dr
Carson NV 89105**

MAIL TAX STATEMENTS TO:
Same As Above

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons. (Pursuant to NRS 239b.030)

Escrow No. 2102151-DKD
APN 1420-18-214-026
R.P.T.T. \$0.00

Space Above for Recorder's Use Only

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Rainbo Jo Tims spouse of the grantee herein

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to

Jaclynn Bohlender 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:

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

Lot 5, in Block A, as shown on the Official Map of SILVERADO HEIGHTS SUBDIVISION, filed for record in the Office of the County Recorder of Douglas County, Nevada, on September 18, 1978, in Book 978, Page 1176, as Document No. 25326 and Certificate of Amendment of the final plat of said subdivision, recorded August 23, 1979, in Book 879 of Official Records at Page 1725, as Document No. 35885, and Certificate of Amendment of the final plat of said subdivision recoded October 12, 1979, in Book 1079, at Page 1039, as Document No. 37638, Official Records, Douglas County, Nevada.

APN: 1420-18-214-026

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

It is the express intent of the grantor, being the spouse of the grantee, to convey all right, title and interest of the grantor, community or otherwise, in and to the herein described property to the grantee as his/her sole and separate property.

Rainbo Jo Tims

Rainbo Jo Tims

STATE OF NEVADA
COUNTY OF DOUGLAS Carson City

} ss:

This instrument was acknowledged before me on May 10th, 2020

by Rainbo Jo Tims

Cindy McTammany
NOTARY PUBLIC



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1420-18-214-026
- 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 ONLY
Notes: _____

3. Total Value/Sales Price of Property:

\$0.00 _____
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 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 5
- b. Explain Reason for Exemption: Transfer of title between spouses without 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 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 Rainbo Jo Tims Capacity Grantor
 Signature _____ Capacity _____

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

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

Print Name: Rainbo Jo Tims
 Address: 3310 Plymouth Dr
 City: Carson City
 State: NV Zip: 89705

Print Name: Jaclynn Bohlender
 Address: 3310 Plymouth Dr
 City: Carson City
 State: NV Zip: 89705

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

Print Name: Ticor Title of Nevada, Inc. Escrow #: 2102151-DKD
 Address: 5441 Kietzke Lane, #100
 City: Reno State: Nevada Zip: 89511

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)