

DOUGLAS COUNTY, NV **2021-967776**
RPTT:\$4329.00 Rec:\$40.00
\$4,369.00 Pgs=3 **05/20/2021 09:20 AM**
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Rodney L. Milton
15880 E MANNING AVE
PARLIER, Ca 93648-9756

MAIL TAX STATEMENTS TO:
Rodney L. Milton
15880 E MANNING AVE
PARLIER, Ca 93648-9756

Escrow No. 2103012-RLT

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)

APN No.: 1219-03-002-066
R.P.T.T. \$4,329.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Wayne A. Daniel and Peggy J. Daniel, Trustees or their successors in trust, under the Daniel Family Trust, dated February 11, 2009

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Rodney L. Milton and Eleanor K. Milton, Trustees of the Rodney and Eleanor Milton Family Trust dated January 25, 2007

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

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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

Signature and notary acknowledgement on page two.

**Wayne A. Daniel and Peggy J. Daniel,
Trustees or their successors in trust,
under the Daniel Family Trust, dated
February 11, 2009**

Wayne A. Daniel Trustee

Wayne A. Daniel, Trustee

Peggy J. Daniel Trustee

Peggy J. Daniel, Trustee

STATE OF NEVADA

COUNTY OF DOUGLAS

Colorado
Delta

} ss:

This instrument was acknowledged before me on, May 18th, 2021
by Wayne A. Daniel and Peggy J. Daniel, Trustees or their successors in trust, under the Daniel
Family Trust, dated February 11, 2009

[Signature]
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02103012.

DORA L MOBLEY
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 19994008049
MY COMMISSION EXPIRES DECEMBER 10, 2023

Escrow No. 2103012-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 5, as shown on the official map of Jones Ranch Acres, filed for record in the office of the County Recorder of Douglas county, Nevada, on July 5, 1979, in Book 779, Page 264, as Document No. 34026 and Certificate of Amendment recorded June 18, 1981, in Book 681, Page 1628, as Document No. 57434.

APN: 1219-03-002-066

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1219-03-002-066
 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	
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property: \$ 1,110,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 1,110,000.00
 d. Real Property Transfer Tax Due: \$ 4,329.00

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 Wayne A. Dunne, Trustee Capacity Seller, grantor
 Signature Peggy J. Daniel, Trustee Capacity seller, grantor

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Wayne A. Dunne & Peggy J. Daniel
 Address: PO Box 1147
 City: Cedar Edge CO Trustees
 State: Zip: CO 81413

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Rodney L. Milton, ETAL
 Address: 15880 E MANNING AVE
 City: Parlier
 State: CA Zip: 93648-9756

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02103012-020-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED