

DOUGLAS COUNTY, NV  
RPTT:\$390.00 Rec:\$40.00  
\$430.00 Pgs=4  
06/07/2021 04:01 PM  
2021-968741  
STEWART TITLE COMPANY - NV  
KAREN ELLISON, RECORDER

<b>A.P.N. No.:</b>	1022-15-001-106
<b>R.P.T.T.</b>	\$ 390.00
<b>File No.:</b>	1243008 WLD
<b>Recording Requested By:</b>	
Stewart Title Company	
<b>Mail Tax Statements To:</b>	Same as below
<b>When Recorded Mail To:</b>	
Jeremy P. Jackson and Jennifer A. Jackson	
3631 Quail Run Way	
Wellington, NV 89444	

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Steven M. Peterman and Kathryn L. Peterman, husband and wife, as joint tenants** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Jeremy P. Jackson and Jennifer A. Jackson, husband and wife, as joint tenants**, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and made a part hereof.

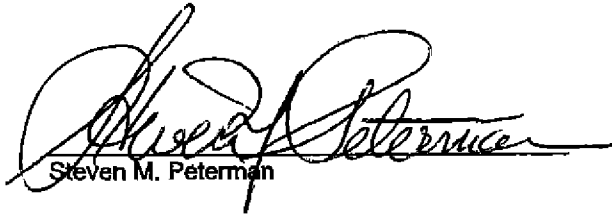
**\*SUBJECT TO:**

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: June 1, 2021

SIGNATURES AND NOTARY ON PAGE 2  
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.


  
Steven M. Peterman

Kathryn L. Peterman

State of COLORADO )

County of CLUSTER ) ss

This instrument was acknowledged before me on the 3RD day of JUNE, 2021  
By: Steven M. Peterman and Kathryn L. Peterman

Signature:   
Notary Public

**NICOLE B CULPIN  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20204011598  
MY COMMISSION EXPIRES MARCH 28, 2024**

\_\_\_\_\_  
Steven M. Peterman

*Kathryn L. Peterman*  
Kathryn L. Peterman

\_\_\_\_\_  
State of Alabama )  
County of Talapoosa ) ss

This instrument was acknowledged before me on the 3 day of June, 2021  
By: ~~Steven M. Peterman and~~ Kathryn L. Peterman

Signature: *Michelle Mitchell*  
Notary Public



## **EXHIBIT "A"** **LEGAL DESCRIPTION**

The real property situate in the County of Douglas, State of Nevada, described as follows:

The following described parcel of land, lying entirely with Parcel B as shown on the Official Plat of TOPAZ RANCH ESTATES, UNIT NO. 4, as filed for record in the office of the County Recorder of Douglas county, Nevada, being more particularly described as follows:

Commencing at the Southeasterly corner of Lot 8, Block V, and proceeding;

Thence along the Westerly line of the Roadside Park Parcel, South 12°23'37" East 164.80 feet to a point on the Northerly line of a 60 foot wide roadway;

Thence along said Northerly line, South 72°34'51" West 817.47 feet to the true point of beginning;

Thence continuing along said line South 72°34'51" West 177.71 feet;

Thence leaving said line and proceeding North 17°25'09" West 252.94 feet;

Thence North 77°35'23" East 178.40 feet;

Thence South 17°25'09" East 237.31 feet to the true point of beginning.

NOTE: The above metes and bounds description appeared previously in that certain Grant, Bargain and Sale Deed recorded in the office of the County Recorder of Washoe County, Nevada on April 18, 2003, as Document No. 574057 of Official Records.

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1022-15-001-106  
 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  
 Other \_\_\_\_\_

**FOR RECORDERS OPTIONAL USE ONLY**  
 Book \_\_\_\_\_ Page: \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: \_\_\_\_\_

3. a. Total Value/Sales Price of Property                      \$ 100,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    ( \_\_\_\_\_ )  
 c. Transfer Tax Value:    \$ 100,000.00  
 d. Real Property Transfer Tax Due                                \$ 390.00

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 M Bowen    Capacity Escrow Agent  
 Signature \_\_\_\_\_    Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Steven M. Peterman and Kathryn L. Peterman  
 Address: 1281 County Road 319  
 City: Westcliffe  
 State: CO    Zip: 81252

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Jeremy P. Jackson and Jennifer A. Jackson  
 Address: 3631 Quail Run Way  
 City: Wellington  
 State: NV    Zip: 89444

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: Stewart Title Company    Escrow # 1243008 WLD  
 Address: 1362 Hwy 395, Suite 109  
 City: Gardnerville    State: NV    Zip: 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED