

DOUGLAS COUNTY, NV **2021-969194**
RPTT:\$1423.50 Rec:\$40.00
\$1,463.50 Pgs=2 **06/16/2021 09:36 AM**
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER

A.P.N.: 1220-04-513-014
File No: 143-2620992 (mk)
R.P.T.T.: \$1,423.50

When Recorded Mail To: Mail Tax Statements To:
Jackie R. Smith Trustee
1449 Harvest Ave
Gardnerville , NV 89410

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Sally Salyards, as trustee of The Sally Salyards Trust, dated August 29, 2017

do(es) hereby *GRANT, BARGAIN and SELL* to

Jackie R. Smith Trustee of the J.R. Smith Family Trust dated 1-19-2010

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

LOT 103, UNIT FIVE CARSON VALLEY ESTATES SUBDIVISION, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON AUGUST 11, 1972, AS DOCUMENT NO. 61096.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Sally Salyards, as trustee of The Sally Salyards Trust, dated August 29, 2017

Sally Salyards Trustee
Sally Salyards, Trustee

STATE OF **NEVADA**)
) : **ss.**
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on June 8, 2021 by **Sally Salyards,**

trustee

Mary Kelsch

Notary Public
(My commission expires: 11-6-2022)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 143-2620992.



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1220-04-513-014
 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$365,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$365,000.00
 d) Real Property Transfer Tax Due \$1,423.50

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption, per 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: [Signature] Capacity: agent
 Signature: _____ Capacity: _____

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

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

Print Name: Sally Salyards,
 Address: 1329 Hwy 395, #10-136
 City: Gardnerville
 State: NV Zip: 89410

Print Name: Trust dated
 Address: 1449 Harvest Ave
 City: Gardnerville
 State: NV Zip: 89410

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

First American Title Insurance
 Print Name: Company
 Address: 1663 US Highway 395, Suite 101
 City: Minden

File Number: 143-2620992 mk/ mk
 State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)