

DOUGLAS COUNTY, NV **2021-969249**
RPTT:\$12090.00 Rec:\$40.00
\$12,130.00 Pgs=2 **06/17/2021 08:29 AM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

APN: 1318-10-417-007
R.P.T.T.: \$12,090.00
Escrow No.: 21018272-DR
When Recorded Return To:
Patrick Clinton Sanders
20939 Skyler Drive
North Fort Myers, FL 33917

Mail Tax Statements to:
Patrick Clinton Sanders
20939 Skyler Drive
North Fort Myers, FL 33917

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Barbara M. Churchill, Trustee of Trust "A" under Churchill Trust dated July 23, 2003

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

Patrick Clinton Sanders, an unmarried man

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

Lot 27, in Block 3 of Zephyr Heights Subdivision, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on July 5, 1947, as Document No. 5160.

Assessors Parcel No.: 1318-10-417-007

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

Dated this 10 day of June, 2021.

Trust "A" under Churchill Trust dated July 23, 2003

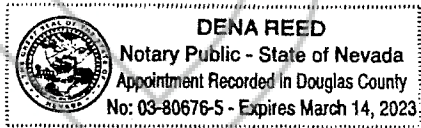
BY: Barbara M. Churchill
Barbara M. Churchill
Trustee

STATE OF NEVADA

COUNTY OF Douglas

This instrument was acknowledged before me on this 10 day of June, 2021 by
Barbara M. Churchill, as Trustee of Trust "A" under Churchill Trust dated July 23, 2003.

Dena Reed
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-10-417-007
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) Vacant Land b) Sgl. Fam. Residence
 c) Condo/Twnhse d) 2-4 Plex
 e) Apt. Bldg. f) Comm'l/Ind'l
 g) Agricultural h) Mobile Home
 Other: _____

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

3. a. Total Value/Sale Price of Property: \$3,100,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$3,100,000.00
 d. Real Property Transfer Tax Due: \$12,090.00

4. **IF EXEMPTION CLAIMED:**
 a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 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: *Barbara M. Churchill* Capacity: Grantor
 Signature _____ Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: <u>Barbara M. Churchill, Trustee of Trust "A"</u>	Print Name: <u>Patrick Clinton Sanders</u>
Address: <u>P.O. Box 10056</u>	Address: <u>20939 Skyler Drive</u>
City: <u>Zephyr Cove</u>	City: <u>North Fort Myers</u>
State: <u>NV</u> Zip: <u>89448</u>	State: <u>Florida</u> Zip: <u>33917</u>

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

Print Name: First Centennial Title Company of Nevada Esc. #: 21018272-DR
 Address: 896 W Nye Ln, Ste 104
 City: Carson City State: NV Zip: 89703