

APN: 1319-30-623-004
R.P.T.T.: \$3,412.50
Escrow No.: 21018747-DR
When Recorded Return To:
Tao Xu
6340 Americana Dr. Unit 1017
Willow Brook, IL 60527

Mail Tax Statements to:
Tao Xu
6340 Americana Dr. Unit 1017
Willow Brook, IL 60527

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Scott James Douglass, a married man as his sole and separate property who acquired title as an unmarried man

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

Tao Xu, a married man as his sole and separate property

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

All that portion of Lot 20, as set forth on the Condominium Map of Tahoe Village Unit No. 2, recorded March 29, 1974, as Document No. 72495, Official Records of Douglas County, State of Nevada.

Being all of Unit D, in Building No. 20, as shown on the map entitled Condominium Plot Plan of Tahoe Village Condominium 20-II, filed for record in the office of the County Recorder of Douglas County, Nevada on March 10, 1976, as Document No. 88823. The boundary lines of said Unit being described in item 1 of Article II of the Declaration of Covenants, Conditions and Restrictions, recorded June 25, 1976 in Book 676, of Official Records, at page 1323, Douglas County, Nevada.

TOGETHER with an undivided 1/4th interest in and to the common area of the Condominium Plot Plan of Tahoe Village Condominium 20-II, filed for record in the office of the County Recorder of Douglas County, Nevada, on March 10, 1976, as Document No. 88823, as the common area is defined in the Declaration of Covenants, Conditions and Restrictions, recorded June 25, 1976 in Book 676, of Official Records, at page 1323, Douglas County, Nevada.

Assessors Parcel No.: 1319-30-623-004

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

Dated this 25th day of JUNE, 2021.


Scott James Douglass
Scott James Douglass

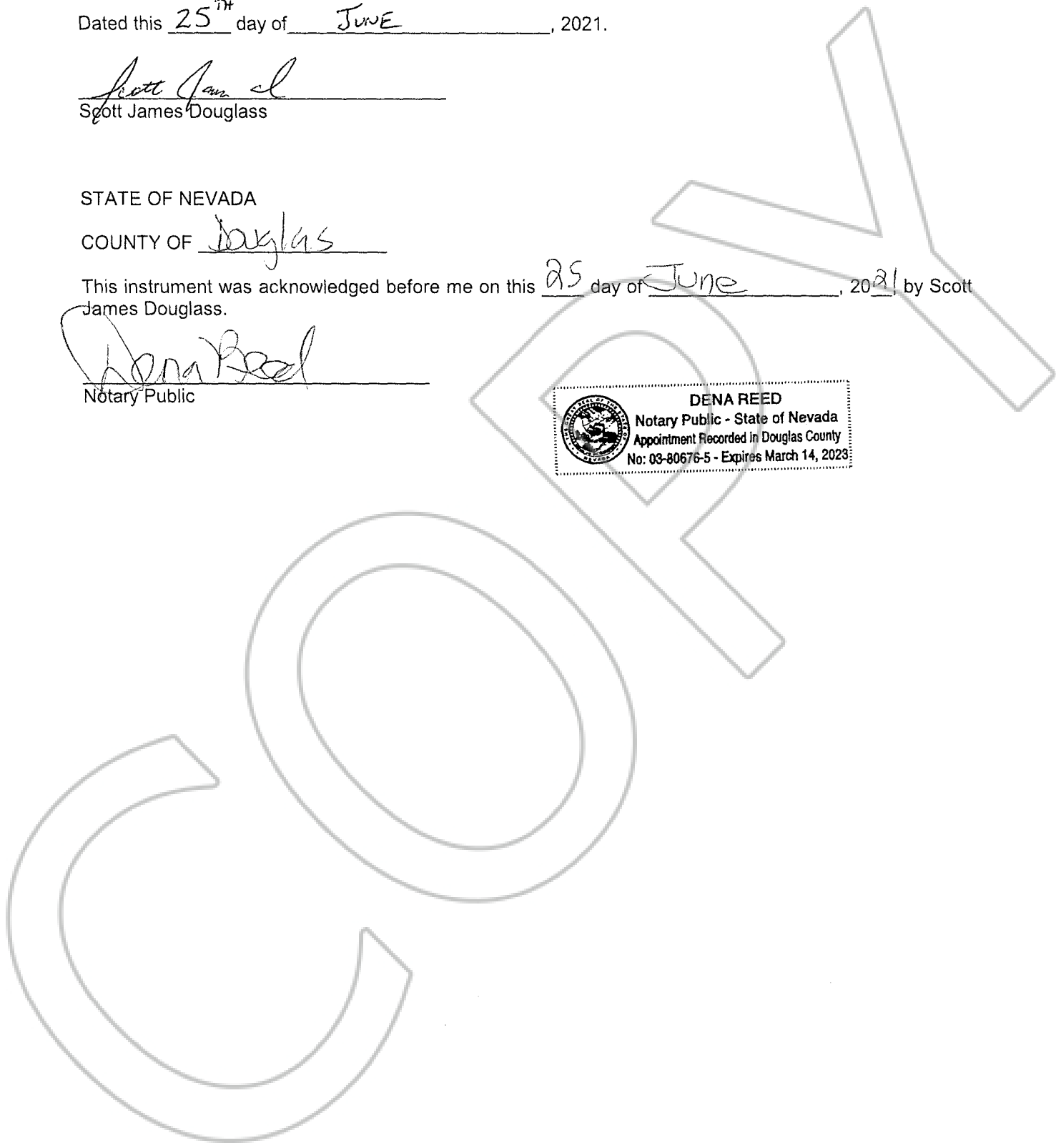
STATE OF NEVADA

COUNTY OF Douglas

This instrument was acknowledged before me on this 25 day of June, 2021 by Scott James Douglass.

Dena Reed
Notary Public

 **DENA REED**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 03-80676-5 - Expires March 14, 2023



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1319-30-623-004
 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: \$875,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$875,000.00
 d. Real Property Transfer Tax Due: \$3,412.50

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: *Scott James Douglass* Capacity: _____ Grantor
 Signature: _____ Capacity: _____ Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: <u>Scott James Douglass</u>	Print Name: <u>Tao Xu</u>
Address: <u>61453 Cultus lake Court</u>	Address: <u>15 Country View Lane</u>
City: <u>Bend</u>	City: <u>Danville</u>
State: <u>OR</u> Zip: <u>97702</u>	State: <u>California</u> Zip: <u>94526</u>

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

Print Name: First Centennial Title Company of Nevada Esc. #: 21018747-DR
 Address: 896 W Nye Ln, Ste 104
 City: Carson City State: NV Zip: 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED