

DOUGLAS COUNTY, NV **2021-970115**
RPTT:\$1423.50 Rec:\$40.00
\$1,463.50 Pgs=2 **06/30/2021 11:24 AM**
STEWART TITLE COMPANY - NV
KAREN ELLISON, RECORDER

A.P.N. No.:	1220-03-202-005
R.P.T.T.	\$1,423.50
File No.:	1252482 WLD
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Keith Scott	
P.O Box 2203	
Los Gatos, CA 95031	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Gardnerville Water Company, a Nevada non-profit Corporation** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Keith Scott, an unmarried man**, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

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

Parcel 1:

Parcel 1 as shown on Parcel Map DP 19-0393 for Gardnerville Water Company, filed for record in the office of the Douglas County Recorder, State of Nevada, on January 15, 2021 as Document No. 2021-960094, Official Records.

Parcel 2:

An easement for Access and Public Utility purposes as set forth in document filed for record in the office of the Douglas County Recorder, State of Nevada, on May 6, 2003 in Book 503 at Page 2436 as Document No. 575748, Official Records.

Parcel 3:

An easement for Access and Public Utility purposes as set forth in document filed for record in the office of the Douglas County Recorder, State of Nevada, on May 6, 2003 in Book 503 at Page 2443 as Document No. 575749, Official Records.

Parcel 4:

An easement for commercial driveway as set forth in Grant of Easement filed for record in the office of the Douglas County Recorder, State of Nevada, on December 13, 2018 as Document No. 2018-923569, Official Records.

*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 24, 2021

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

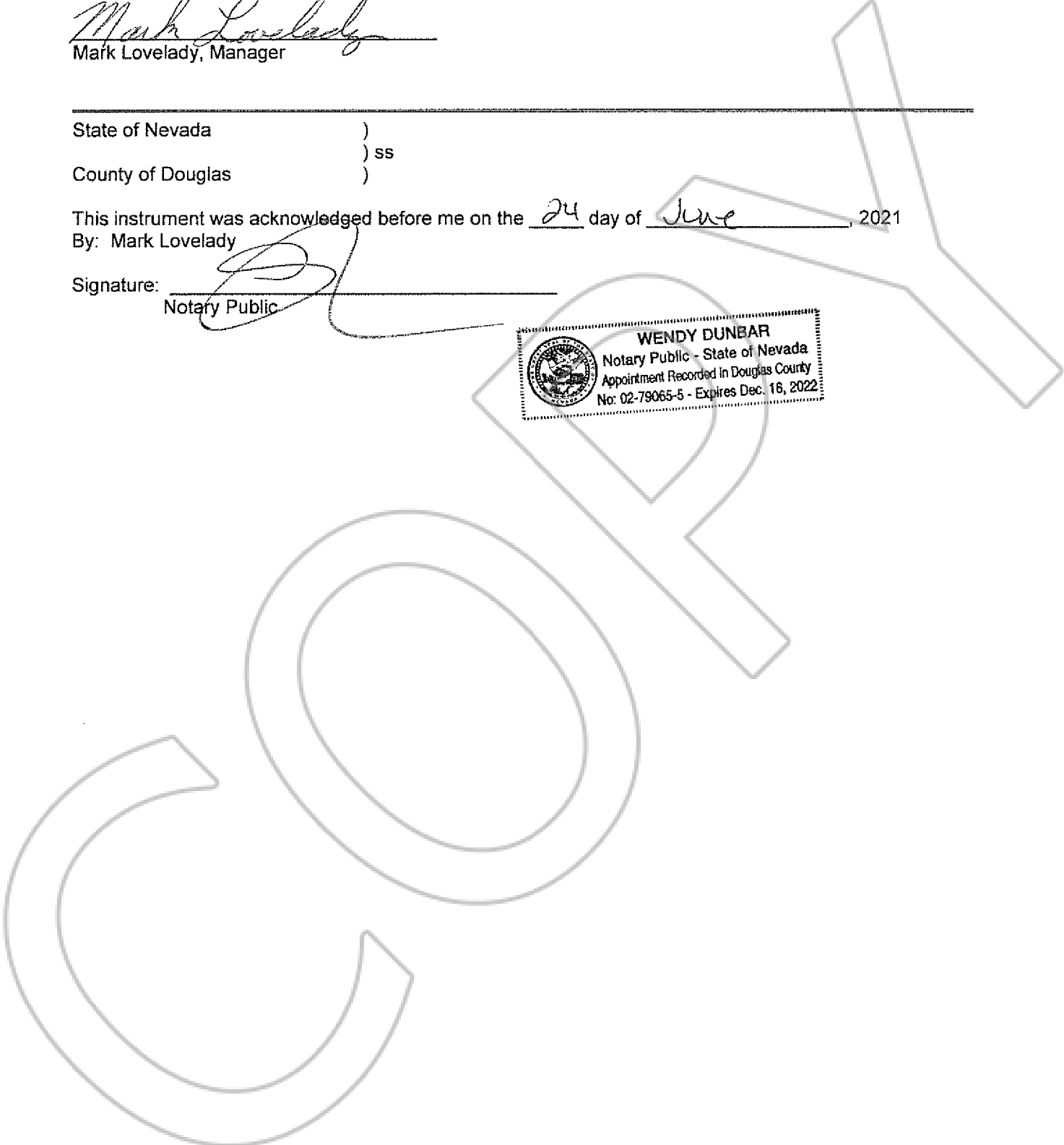
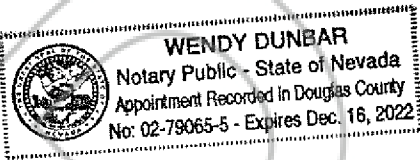
Gardnerville Water Company, a Nevada non-profit Corporation

Mark Lovelady
Mark Lovelady, Manager

State of Nevada)
County of Douglas) ss

This instrument was acknowledged before me on the 24 day of June, 2021
By: Mark Lovelady

Signature: [Signature]
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1220-03-202-005
 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
 Other _____

FOR RECORDERS OPTIONAL USE ONLY
 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 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 [Signature] Capacity Escrow Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Gardnerville Water Company, a Nevada non-profit Corporation
 Address: 1579 Virginia Ranch Road
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Keith Scott
 Address: P.O Box 2203
 City: Los Gatos
 State: CA Zip: 95031

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 1252482 WLD
 Address: 1362 Hwy 395, Suite 109
 City: Gardnerville State: NV Zip: 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED