

DOUGLAS COUNTY, NV **2021-970926**
RPTT:\$4290.00 Rec:\$40.00
\$4,330.00 Pgs=2 **07/15/2021 11:36 AM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

APN: 1318-23-212-034
R.P.T.T.: \$4,290.00
Escrow No.: 21018987-DR
When Recorded Return To:
Robert L. Fox and Barbara Beeghly Fox, as
Co- Trustees under the Robert L. Fox and
Barbara Beeghley Fox Revocable Trust (as
Restated) Dated December 29, 2008
625 Canyon Circle
Reno, NV 89519

Mail Tax Statements to:
Robert L. Fox and Barbara Beeghly Fox, as
Co- Trustees under the Robert L. Fox and
Barbara Beeghley Fox Revocable Trust (as
Restated) Dated December 29, 2008
625 Canyon Circle
Reno, NV 89519

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Robert P. Heffernan and Susan A. Heffernan, Trustees of The Robert and Susan Heffernan 1996 Family Trust dated July 17, 1996

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

Robert L. Fox and Barbara Beeghly Fox, as Co-Trustees under the Robert L. Fox and Barbara Beeghly Fox Revocable Trust (as Restated) Dated December 29, 2008

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

Lot 14B, of Lake Village, Phase 2C, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on March 10th, 1972, as Document No. 58124, and as amended by a Certificate of Amendment recorded January 31, 1978, as Document No. 17211.

Assessors Parcel No.: 1318-23-212-034

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

Dated this 9 day of July, 2021.

The Robert and Susan Heffernan 1996 Family Trust dated July 17, 1996

BY: Robert P. Heffernan
Robert P. Heffernan
Trustee

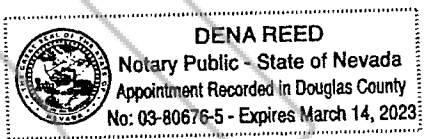
BY: Susan A. Heffernan
Susan A. Heffernan
Trustee

STATE OF NEVADA

COUNTY OF Douglas

This instrument was acknowledged before me on this 9 day of July, 2021, by Robert P. Heffernan, as Trustee and Susan A. Heffernan, as Trustee of The Robert and Susan Heffernan 1996 Family Trust dated July 17, 1996.

Dena Reed
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-23-212-034
 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: \$1,100,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$1,100,000.00
 d. Real Property Transfer Tax Due: \$4,290.00

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: [Signature] Capacity: _____ Grantor _____
 Signature: _____ Capacity: _____ Grantee _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Robert P. Heffernan and Susan A. Heffernan, Trustees of The Robert and Susan Heffernan 1996 Family Trust
 Print Name: dated July 17, 1996
 Address: 727 Terra California Drive #B
 City: Walnut Creek
 State: CA Zip: 94595

Robert L. Fox and Barbara Beeghly Fox, as Co-Trustees under the Robert L. Fox and Barbara Beeghly Fox Revocable Trust (as Restated) Dated December 29, 2008
 Print Name: December 29, 2008
 Address: 625 Canyon Circle
 City: Reno
 State: Nevada Zip: 89519

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

Print Name: First Centennial Title Company of Nevada Esc. #: 21018987-DR
 Address: 896 W Nye Ln, Ste 104
 City: Carson City State: NV Zip: 89703