

APN: 1220-15-210-025

RECORDING REQUESTED BY:

Lisa Vigil
1411 S. Riverview Dr
Gardnerville, NV 89460

AFTER RECORDATION, RETURN BY MAIL TO:

Lisa Vigil
1411 S. Riverview Dr
Gardnerville, NV 89460



00139171202109713250030034

KAREN ELLISON, RECORDER

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: On this 23 day of July, 2021, SHARON FAYE WIX, Trustee of THE SHARON FAYE WIX TRUST dated October 29, 1998, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to LISA VIGIL, an unmarried woman, and to the heirs and assigns of such Grantee forever, his interest in all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and made a part hereof.

Subject to Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any. TOGETHER with all and singular the tenements, hereditaments and appurtenances now of record, if any.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above written.

Sharon Faye Wix
Sharon Faye Wix, Trustee

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on the 23 day of July, 2021, by Sharon Faye Wix.

Jodi O. Stovall
Notary Public

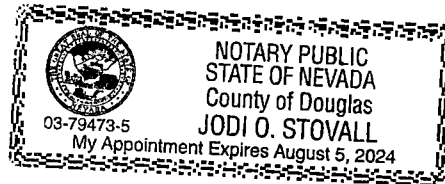
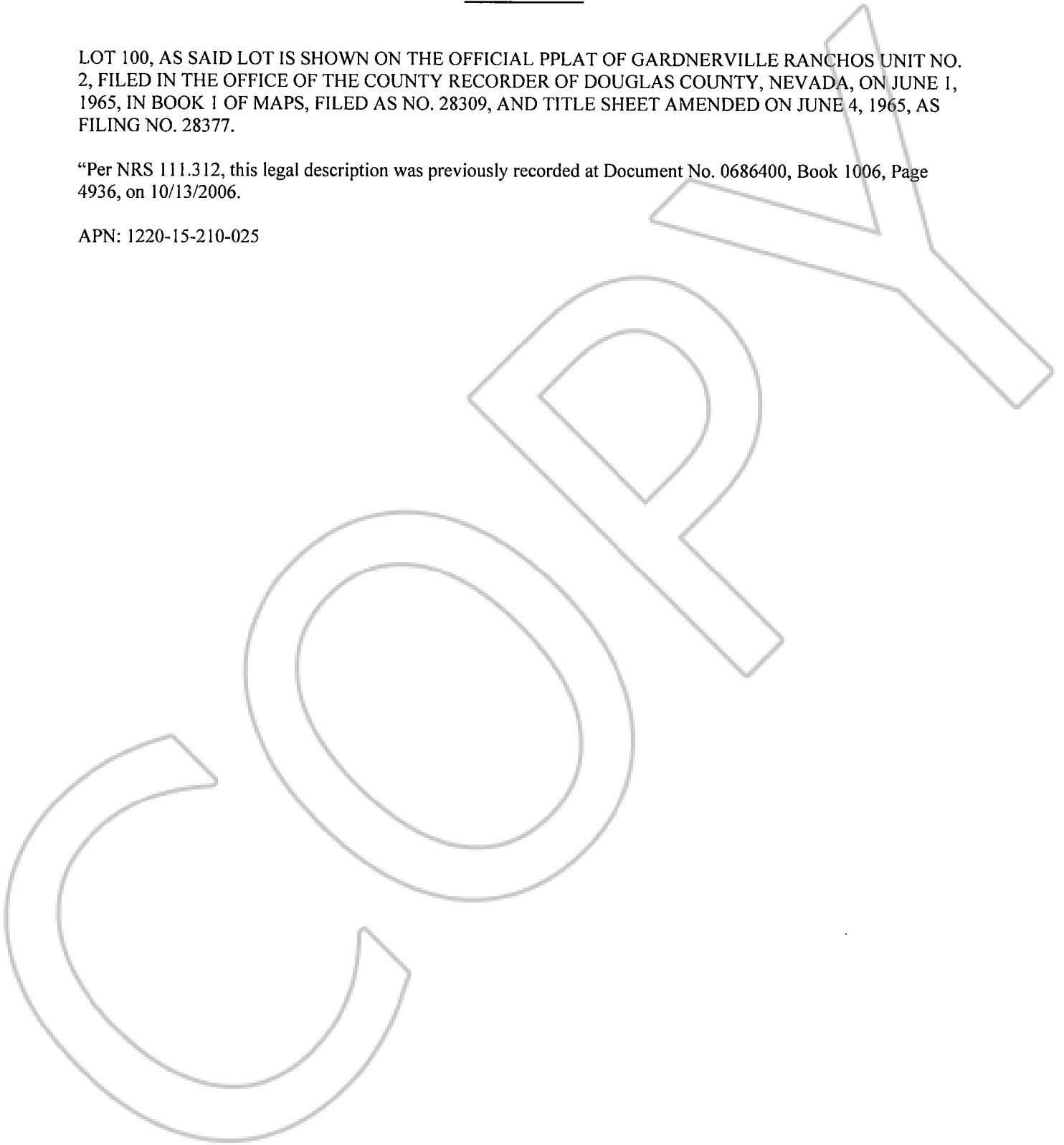


EXHIBIT "A"

LOT 100, AS SAID LOT IS SHOWN ON THE OFFICIAL PPLAT OF GARDNERVILLE RANCHOS UNIT NO. 2, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON JUNE 1, 1965, IN BOOK 1 OF MAPS, FILED AS NO. 28309, AND TITLE SHEET AMENDED ON JUNE 4, 1965, AS FILING NO. 28377.

"Per NRS 111.312, this legal description was previously recorded at Document No. 0686400, Book 1006, Page 4936, on 10/13/2006.

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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1220-15-210-025
 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 ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$300,000.00
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$300,800.00
 Real Property Transfer Tax Due: \$1170.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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 Sharon Faye Wix Capacity _____ Grantor

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Sharon Faye Wix, Trustee
 Address: 935 dean Dr.
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Lisa Vigil
 Address: 1411 S. Riverview Dr.
 City: Gardnerville
 State: NV Zip: 89460

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

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

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