

DOUGLAS COUNTY, NV **2021-973884**  
RPTT:\$3061.50 Rec:\$40.00  
\$3,101.50 Pgs=2 09/13/2021 10:30 AM  
TICOR TITLE - CC (NVTH3K)  
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:  
Gillian Graham  
Kody W Kerwin  
1070 Cortez Lane  
Gardnerville, NV 89410

MAIL TAX STATEMENTS TO:  
Same as above

Escrow No. 2105763-DKD

The undersigned hereby affirms that this document  
submitted for recording does not contain the social  
security number of any person or persons.  
(Pursuant to NRS 239b.030)

APN No.: 1220-12-710-015  
R.P.T.T. \$3,061.50

SPACE ABOVE FOR RECORDER'S USE ONLY

### GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That John V Stafford and Margaret Jeannie Stafford, husband and wife, as joint tenants with right of survivorship

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Gillian Graham and Kody W Kerwin, a married couple as community property with right of survivorship

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

Lot 34, in Block C, as set forth on the Plat of PINENUT MANOR NO. 1 AND 2, filed for record in the office of the County Recorder of Douglas County, Nevada, on June 16, 1980, in Book 680, Page 1361, as Document No. 45348

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

Signature and notary acknowledgement on page two.

John V Stafford  
John V Stafford

Margaret Jeannie Stafford  
Margaret Jeannie Stafford

STATE OF NEVADA  
COUNTY OF ~~DOUGLAS~~ Carson City  
CM

} ss:

This instrument was acknowledged before me on, September 7th, 2021  
by John V Stafford and Margaret Jeannie Stafford

Cindy McTammany  
NOTARY PUBLIC



This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow  
No. 02105763.

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1220-12-710-015  
 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. a. Total Value/Sales Price of Property: \$ 785,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 c. Transfer Tax Value \$ 785,000.00  
 d. Real Property Transfer Tax Due: \$ 3,061.50

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%  
 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 [Handwritten Signature] Capacity Grantor  
 Signature [Handwritten Signature] Capacity Grantor

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**  
 Print Name: John V Stafford, et al  
 Address: 1070 Cortez Lane  
 City: Gardnerville  
 State: NV Zip: 89410

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**  
 Print Name: Gillian Graham, et al  
 Address: 432 Gilger Avenue  
 City: Martinez  
 State: CA Zip: 94553

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02105763-010-DKD  
 Address: 307 W. Winnie Lane Suite #1  
 City, State, Zip: Carson City, NV 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED