

DOUGLAS COUNTY, NV
RPTT:\$0.00 Rec:\$40.00
\$40.00 Pgs=2
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER
2021-973901
09/13/2021 12:30 PM
E04

WHEN RECORDED MAIL TO:
Magdaleno A. Hernandez
1003 Silveranch
Gardnerville, NV 89460

MAIL TAX STATEMENTS TO:
SAME AS ABOVE

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)

Escrow No. 2105242-RLT
APN No.: 1022-29-411-041
R.P.T.T. 0

Space Above for Recorder's Use Only

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Daniel C. Wall and Debra Wall, husband and wife

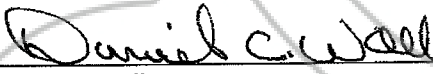
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to


Madgaleno A. Hernandez and Dyanna L. Hernandez, husband and wife as joint tenants

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

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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


Daniel C. Wall

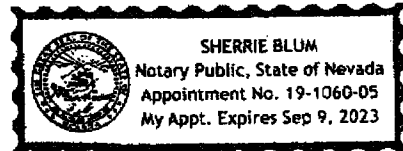

Debra Wall

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on September 7, 2021
by Daniel C. Wall and Debra Wall

NOTARY PUBLIC



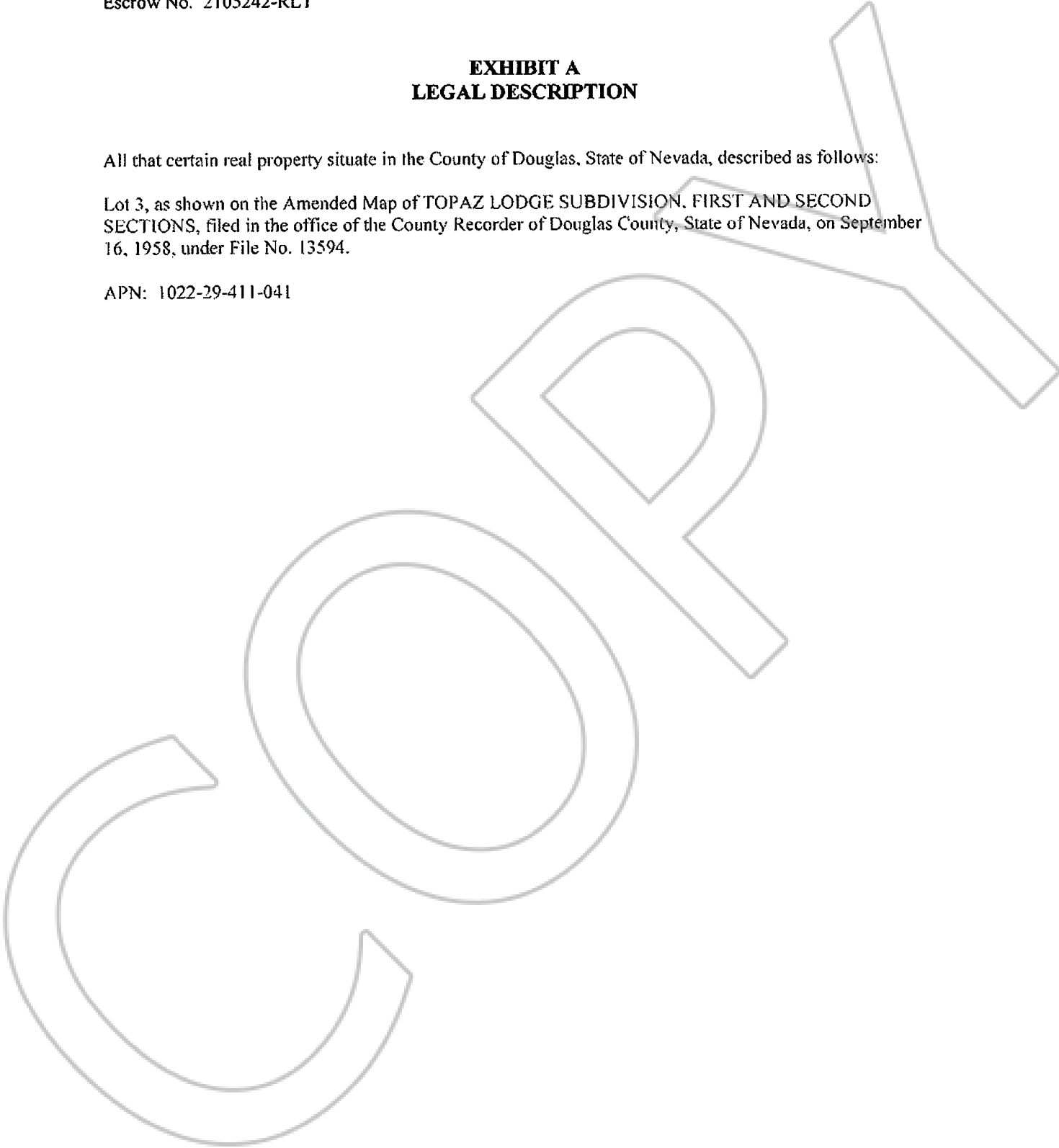
Escrow No. 2105242-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 3, as shown on the Amended Map of TOPAZ LODGE SUBDIVISION, FIRST AND SECOND SECTIONS, filed in the office of the County Recorder of Douglas County, State of Nevada, on September 16, 1958, under File No. 13594.

APN: 1022-29-411-041



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1022-29-411-041
- 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

Notes:

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ _____

Transfer Tax Value \$0

Real Property Transfer Tax Due: \$0

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section #4
- b. Explain Reason for Exemption: Conveying to remaining joint tenants without consideration per Doc No. 2015-869509

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 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 Agent

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Daniel C. Wall and Debra Wall

Address: 345A Topaz Lane

City: Gardnerville

State: NV Zip: 89410

Print Name: Magdaleno A. Hernandez and Dyanna L. Hernandez

Address: 1003 Silveranch

City: Gardnerville

State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Ticor Title Escrow #: 2105242-RLT

Address: 1483 Highway 395 #B

City: Gardnerville State: NV Zip: 89410

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)