

DOUGLAS COUNTY, NV  
RPTT:\$1887.60 Rec:\$40.00  
\$1,927.60 Pgs=3  
TICOR TITLE - GARDNERVILLE  
KAREN ELLISON, RECORDER

**2021-974137**

**09/17/2021 10:49 AM**

WHEN RECORDED MAIL TO:  
Marlissa J Carlson  
Gregg R. Carlson  
1764 Mahogany Circle  
Minden, NV 89423

MAIL TAX STATEMENTS TO:  
SAME AS ABOVE

Escrow No. 2105617-RLT

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.: 1320-30-110-003  
R.P.T.T. \$ 1,887.60

SPACE ABOVE FOR RECORDER'S USE ONLY

### GRANT, BARGAIN, SALE DEED

**THIS INDENTURE WITNESSETH:** That Jay L. Lather and Ai Sook K. Lather, husband and wife,  
as joint tenants

**FOR A VALUABLE CONSIDERATION,** receipt of which is hereby acknowledged, do/does hereby  
Grant, Bargain, Sell and Convey to Marlissa J Carlson and Gregg R Carlson, Wife and Husband as  
Community property with right of survivorship

**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.**

**Signature and notary acknowledgement on page two.**

Jay L. Lather  
Jay L. Lather

Ai Sook K. Lather  
Ai Sook K. Lather

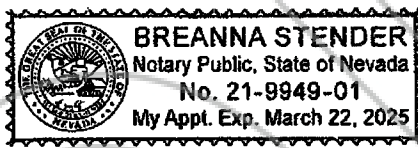
STATE OF NEVADA  
COUNTY OF ~~DOUGLAS~~ CLARK

} ss:

This instrument was acknowledged before me on, 9/15/2021  
by Jay L. Lather and Ai Sook K. Lather

[Signature]  
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02105617.



Escrow No. 2105617-RLT

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Lot 4, in Block A, as set forth on the map of WESTWOOD PARK UNIT NO. IV PHASE B, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on June 1, 1994, in Book 694, Page 27, as Document No. 338620, Official Records.

Together with an undivided 1/21st interest in and to the common area lying within the interior lines as set forth on map of WESTWOOD PARK UNIT NO. IV PHASE B, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on June 1, 1994, in Book 694, Page 27, as Document No. 338620, Official Records, and as shown on the Record of Survey to Support a Lot Line Adjustment for Westwood Park Homeowners' Association and Minden Gardnerville Sanitation District, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on April 11, 2000, in Book 400, Page 1729, as Document No. 489711, Official Records.

APN: 1320-30-110-003

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1320-30-110-003  
 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:                      \$ 484,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    \$ \_\_\_\_\_  
 c. Transfer Tax Value    \$ 484,000.00  
 d. Real Property Transfer Tax Due:                                \$ 1,887.60

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 *Jay Lather* Capacity Agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**  
 Print Name: Jay L. Lather and Ai Sook K. Lather  
 Address: 5753 Exotic Rosete Ave  
 City: Las Vegas  
 State: NV Zip: 89139

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**  
 Print Name: Marlissa J Carlson Gregg R. Carlson  
 Address: 1764 Mahogany Circle  
 City: Minden  
 State: NV Zip: 89423

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02105617-020-RLT  
 Address: 1483 US Highway 395 N, Suite B  
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED