

DOUGLAS COUNTY, NV

2021-974669

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

09/28/2021 11:17 AM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

E07

WHEN RECORDED MAIL TO:

Whitney Barnhart
614 Stagecoach Road
Gardnerville, Nv 89410

MAIL TAX STATEMENTS TO:

Same as above

Escrow No. 2105611-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.: 1220-25-510-001

R.P.T.T. \$ 0.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Randy Barnhart and Whitney Barnhart, as Trustees of Barnhart Family Trust dated August 21, 2020

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Whitney Barnhart, a married woman as her sole and separate property and James S. Fine and Jill M. Fine, husband and wife all 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.

Signature and notary acknowledgement on page two.

Randy Barnhart and Whitney Barnhart, as Trustees of the Barnhart Family Trust, dated August 21, 2020

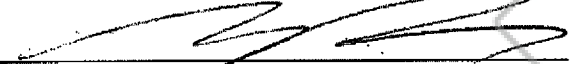

Randy Barnhart, Trustee


Whitney Barnhart, Trustee

STATE OF NEVADA
COUNTY OF DOUGLAS

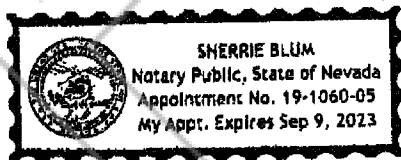
} ss:

This instrument was acknowledged before me on, September 22, 2021
by Randy Barnhart and Whitney Barnhart



NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02105611.



State of Nevada
County of Douglas

} ss:

This instrument was acknowledged before me on September 27, 2021
by Randy Barnhart, trustee


Notary Public



Escrow No. 2105611-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

Lot 26, in Block C, of Thompson Acres unit No. 2 filed in the office of the County Recorder of Douglas County, Nevada, on March 22, 1978, in Book 378, Page 1424, as Document No. 18827, of Official Records.

APN 1220-25-510-001

COPY

STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1220-25-510-001
- 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: Trust ok - JS	

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ 0.00

) \$ _____

Transfer Tax Value \$ 0.00

Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section 7
- b. Explain Reason for Exemption: Deeding from trust without consideration

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 _____ Capacity _____

Signature [Signature] Capacity Grantor

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)
 Randy Barnhart and Whitney Barnhart, Trustees of the
 Print Name: Barnhart Family Trust
 Address: 6014 Stagecoach rd
Gardnerville, NV 89410
 City, State, Zip

(REQUIRED)
 Print Name: Whitney Barnhart Et Al
 Address: 6014 Stagecoach rd
Gardnerville NV 89410
 City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 2105611-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410