

A.P.N.: 1318-10-316-009  
File No: 121-2636681 (MH)  
R.P.T.T.: \$2,827.50

When Recorded Mail To: Mail Tax Statements To:  
Sean Reid  
2591 Jacobs St  
Hayward, CA 94541

***GRANT, BARGAIN and SALE DEED***

*FOR A VALUABLE CONSIDERATION*, receipt of which is hereby acknowledged,

Alisa Marie Beyer, an unmarried woman

do(es) hereby *GRANT, BARGAIN and SELL* to

Sean Reid, a single man

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

**LOT 6, IN BLOCK E, OF PLAT OF ZEPHYR HEIGHTS NO. 5 SUBDIVISION, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JUNE 7, 1955, AS BOOK 1 OF MAPS, PAGE 10442.**

*TOGETHER* with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Subject to

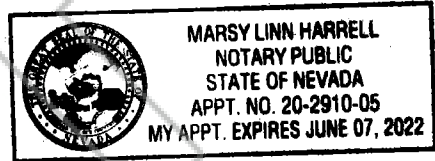
1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Alisa Marie Beyer  
Alisa Marie Beyer

STATE OF **NEVADA** )  
 ) **ss.**  
COUNTY OF **WASHOE** )

This instrument was acknowledged before me on 10-26-2021 by **Alisa Marie Beyer.**

Marsy Linn Harrell  
Notary Public  
(My commission expires: 6-7-2022)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 121-2636681.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 1318-10-316-009  
 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$725,000.00  
 b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 c) Transfer Tax Value: \$725,000.00  
 d) Real Property Transfer Tax Due \$2,827.50

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption, per 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: Alisa Marie Beyer Capacity: Grantor  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

<b><u>SELLER (GRANTOR) INFORMATION</u></b> <b>(REQUIRED)</b>	<b><u>BUYER (GRANTEE) INFORMATION</u></b> <b>(REQUIRED)</b>
Print Name: <u>Alisa Marie Beyer</u>	Print Name: <u>Sean Franklyn Reid</u>
Address: <u>6263 Belmont Trail Ct 13578 Linc Ct</u>	Address: <u>2591 Jacobs St</u>
City: <u>San Diego</u>	City: <u>Hayward</u>
State: <u>CA</u> Zip: <u>92130</u>	State: <u>CA</u> Zip: <u>94541</u>

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 First American Title Insurance  
 Print Name: Company      File Number: 121-2636681 MH/ MH  
 Address: 5310 Kietzke Lane, Suite 100  
 City: Reno      State: NV      Zip: 89511-2043

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