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KAREN ELLISON, RECORDER

E03

Natalia K. Vander Laan, Esq.

APN: 1221-19-001-023

Recording requested by:)
Christine and George Beard)
1994 Mule Lane)
Gardnerville, NV 89410)

When recorded mail to:)
Christine and George Beard)
1994 Mule Lane)
Gardnerville, NV 89410)

Mail tax statement to:)
Christine and George Beard)
1994 Mule Lane)
Gardnerville, NV 89410)

RPTT: \$0.00 Exempt (3)
Exempt (3): A transfer of title recognizing true status of ownership, same to same, joint tenant to community property; made without consideration.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT:

GEORGE JAMES BEARD and CHRISTINE MARIE BEARD, who took title as GEORGE J. BEARD and CHRISTINE M. BEARD, husband and wife as joint tenants,

For NO consideration, do hereby Grant, Bargain, Sell, and Convey unto:

GEORGE JAMES BEARD and CHRISTINE MARIE BEARD, husband and wife, as community property with right of survivorship,

ALL their interest in that real property situated in the county of Douglas, state of Nevada, more particularly described below, together with all tenements, hereditaments, and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, and issues or profits thereof.

Legal Description:

LOT 12 IN BLOCK A AS SHOWN ON THE OFFICIAL MAP OF DRY CREEK ESTATES RECORDED IN THE OFFICE OF THE RECORDER OF DOUGLAS COUNTY, NEVADA, ON OCTOBER 19, 2001, IN BOOK 1001, OF OFFICIAL RECORDS, PAGE 6820, AS DOCUMENT NO. 525771.

Subject to:

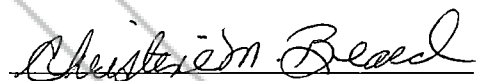
1. Taxes for the current fiscal year, paid current.
2. Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Executed on September 7, 2021, in the county of Douglas, state of Nevada.



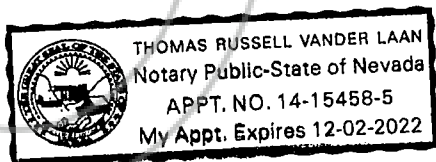
 GEORGE JAMES BEARD



 CHRISTINE MARIE BEARD

STATE OF NEVADA)
): ss
 COUNTY OF DOUGLAS)

This instrument was acknowledged before me on this September 7, 2021, by GEORGE JAMES BEARD and CHRISTINE MARIE BEARD.





 NOTARY PUBLIC

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1221-19-001-023
 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. Total Value/Sales Price of Property: \$0.00
 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 # 3
 b. Explain Reason for Exemption: A transfer of title recognizing true status of ownership, same to same, joint tenant to community property; made without consideration.

5. Partial Interest: Percentage being transferred: 100.00 %

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 Christine M. Beard Capacity Grantor/Grantee
 Signature George J. Beard Capacity Grantor/Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: GEORGE J. BEARD & CHRISTINE M. BEARD
 Address: 1994 Mule Lane
 City: Gardnerville
 State: NV Zip: 89410

Print Name: GEORGE J. BEARD and CHRISTINE M. BEARD
 Address: 1994 Mule Lane
 City: Gardnerville
 State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING
(required if not the seller or buyer)

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

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