

A.P.N. No.:	1121-09-000-004
R.P.T.T.	\$ 620.10
File No.:	1424024 WLD
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Brent A. Bauman	
P.O. Box 22343	
Carson City, NV 89721	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Ronald F. Lamb & Donna F. Lamb, Trustees, or their successor(s) in trust, under The Family Trust of Ronald F. Lamb and Donna F. Lamb, dated 5-29-2004, and any amendments thereto** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Brent A. Bauman, a married man as his sole and separate property**, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and made a part hereof.

***SUBJECT TO:**

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: November 17, 2021

SIGNATURES AND NOTARY ON PAGE 2
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.

The Family Trust of Ronald F. Lamb and Donna F. Lamb

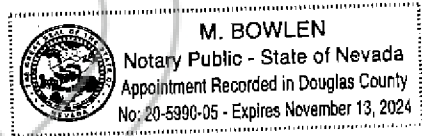
By: Ronald F. Lamb
Ronald F. Lamb, Trustee

By: Donna F. Lamb
Donna F. Lamb, Trustee

State of Nevada)
County of Douglas) ss

This instrument was acknowledged before me on the 18th day of November, 2021
By: Ronald F. Lamb & Donna F. Lamb

Signature: M. Bowlen
Notary Public



December 3, 1998

LEGAL DESCRIPTION
FOR
ADJUSTED APN 35-210-13

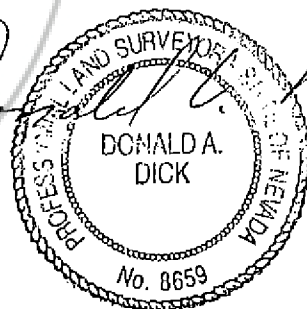
All that certain Real Property situated in the County of Douglas, State of Nevada and more particularly described as follows:

Beginning at the N $\frac{1}{4}$ of Section 9, Township 11 North, Range 21 East, M.D.B. & M., thence through the following courses;

1. South $00^{\circ}23'53''$ East, 113.08 feet;
2. South $75^{\circ}38'58''$ West, 346.63 feet to the Easterly Right-of-Way of Highway 395;
3. North $33^{\circ}33'13''$ West, 1.81 feet to the beginning of a tangent curve concave to the North East and having a radius of 2925.00 feet;
4. North Westerly along said curve through a central angle of $4^{\circ}27'25''$ and an arc length of 227.53 feet;
5. North $89^{\circ}36'07''$ East, 454.28 feet to the TRUE POINT OF BEGINNING.

Contains 1.47 +/- Acres 66,033 Sq. Ft

The bearing of S $87^{\circ}13'$ W as shown between the N $\frac{1}{4}$ of Section 9 and the NE corner of Section 9, T.11 N., R.21 E., M.D.B. & M., per corrective dependent resurvey by Robert A. Pratt, dated September 7, 1989, was used for the Basis of Bearings for this description.



12/3/98

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
a) 1121-09-000-004
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
 Other _____

FOR RECORDERS OPTIONAL USE ONLY
Book _____ Page: _____
Date of Recording: _____
Notes: _____

3. a. Total Value/Sales Price of Property \$ 159,000.00
b. Deed in Lieu of Foreclosure Only (value of property) (_____)
c. Transfer Tax Value: \$ 159,000.00
d. Real Property Transfer Tax Due \$ 620.10

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 M. Bowden Capacity Escrow Agent
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
Print Name: Ronald F. Lamb & Donna F. Lamb,
Trustees, or their successor(s) in trust,
under The Family Trust of Ronald F.
Lamb, Donna F. Lamb, dated 5-29-
2004,, and any amendments thereto
Address: 1241 Kingslane
City: Gardnerville
State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)
Print Name: Brent A. Bauman
Address: P.O. Box 22343
City: Carson City
State: NV Zip: 89721

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
Print Name: Stewart Title Company Escrow # 1424024 WLD
Address: 1362 Hwy 395, Suite 109
City: Gardnerville State: NV Zip: 89410