

DOUGLAS COUNTY, NV **2021-977638**  
RPTT:\$1638.00 Rec:\$40.00  
\$1,678.00 Pgs=4 11/24/2021 02:05 PM  
STEWART TITLE COMPANY - NV  
KAREN ELLISON, RECORDER

<b>A.P.N. No.:</b>	1420-07-719-001
<b>R.P.T.T.</b>	\$1,638.00
<b>File No.:</b>	1464676 SA
<b>Recording Requested By:</b>	
Stewart Title Company	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
Cameron K. Rock and Shannon G. Sundale	
10387 Worchester Circle	
Truckee, CA 96161	

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Betty A. Chapman, an unmarried woman and Michelle L. Rader, an unmarried woman as joint tenants** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Cameron Kelly Rock, an unmarried man and Shannon Grace Sundale, an unmarried woman as joint tenants**, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

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

Lot 1 in Block A, as shown on the map of CAMERON HEIGHTS SUBDIVISION, filed for record January 10, 1989, Document No. 194076, Official Records of Douglas County, Nevada.

**\*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: 11-11-2021

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

*Betty A Chapman by  
John Chapman her attorney*

Date: 11/11/2021

Date: \_\_\_\_\_

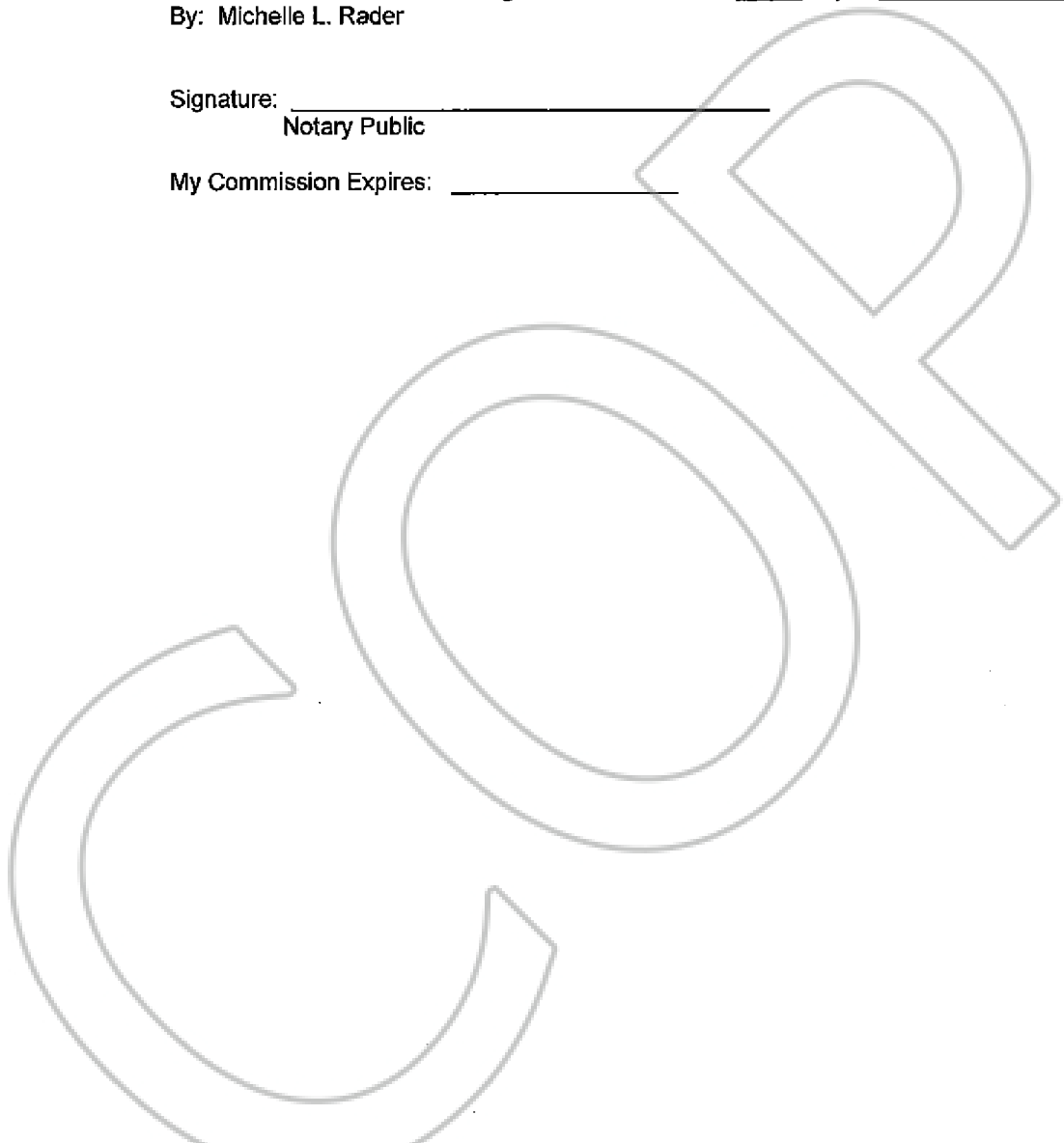
Betty A. Chapman, by John Chapman, her attorney Michelle L. Rader  
in fact

\_\_\_\_\_  
State of \_\_\_\_\_ )  
County of \_\_\_\_\_ ) ss  
\_\_\_\_\_ )

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 2021  
By: Michelle L. Rader

Signature: \_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_



STATE OF Texas

} s.s.

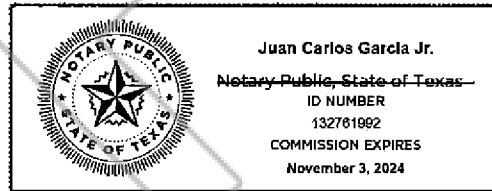
COUNTY OF El Paso

On 11/11/2021, before me, the undersigned, a Notary Public in and for said County and State, personally appeared John Chapman, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, as the Attorney in fact of Betty A. Chapman and acknowledged to me that John Chapman subscribed the name of Betty A. Chapman thereto as principal and his/her own name as Attorney in fact.

WITNESS my hand and official seal.

*Juan Carlos Garcia Jr*

NOTARY PUBLIC for said County and State



Notarized online using audio-video communication

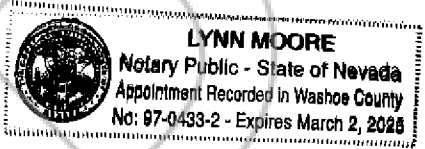
Date: Michelle Lader 11/17/2021  
Betty A. Chapman, by John Chapman, her attorney Michelle L. Rader  
in fact

State of Nevada )  
County of Washoe ) ss

This instrument was acknowledged before me on the 17<sup>th</sup> day of November, 2021  
By: Michelle L. Rader

Signature: [Signature]  
Notary Public

My Commission Expires: 03-02-25



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1420-07-719-001  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property:  
 a.  Vacant Land                      b.  Single Fam. Res.  
 c.  Condo/Twnhse                    d.  2-4 Pflx  
 e.  Apt. Bldg.                          f.  Comm'l/Ind'l  
 g.  Agricultural                      h.  Mobile Home  
 Other \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property                      \$ 420,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    ( \_\_\_\_\_ )  
 c. Transfer Tax Value:    \$ 420,000.00  
 d. Real Property Transfer Tax Due                              \$ 1,638.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 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 BA Capacity Grantor Escrow  
 Signature \_\_\_\_\_ Capacity Grantee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Betty A. Chapman and Michelle L. Rader  
 Address: 1830 W. Sierra View Drive  
 City: Meadow Vista  
 State: CA Zip: 95722

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Cameron K. Rock and Shannon G. Sundale  
 Address: 3468 Gregory Court  
 City: Carson City  
 State: NV Zip: 89705

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: Stewart Title Company Escrow # 1464676 SA  
 Address: 1362 Hwy 395, Suite 109  
 City: Gardnerville State: NV Zip: 89410