

DOUGLAS COUNTY, NV **2021-977716**
RPTT:\$1404.00 Rec:\$40.00
\$1,444.00 Pgs=3 11/29/2021 03:37 PM
TICOR TITLE INCLINE VILLAGE - 264 VILLAGE BLVD
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Denise McLaughlan
PO Box 4724
Incline Village, NV 89450

MAIL TAX STATEMENTS TO:
Denise McLaughlan
PO Box 4724
Incline Village, NV 89450

Escrow No. 2107742-SLP

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.: 1319-19-611-008
R.P.T.T. \$1,404.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Brent Willey and Sarah Willey, husband and wife as community property with right of survivorship

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Denise McLaughlan, Trustee of the Denise McLaughlan Living Trust dtd 9/24/96

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.

Brent Willey
Brent Willey

Sarah Willey
Sarah Willey

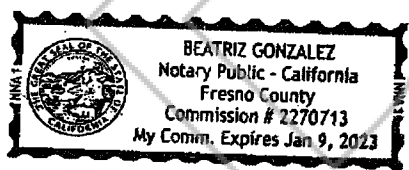
STATE OF NEVADA *California*
COUNTY OF DOUGLAS *Fresno*

} ss:

This instrument was acknowledged before me on, *November 24, 2021*
by *Brent Willey and Sarah Willey*

Beatriz Gonzalez
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02107742.



Escrow No. 2107742-SLP

**EXHIBIT A
LEGAL DESCRIPTION**

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

PARCEL 1:

Unit 7A, as shown on the map and dedication sheet of TRAMWAY APARTMENT CONDOMINIUMS (a subdivision of Lot 555, Parcel B Second Amended Map of Summit Village), recorded in the Office of the County Recorder of Douglas County, State of Nevada on May 30, 1973 as Document No. 73375, Official Records of Douglas County, State of Nevada and amended by Amended Map recorded December 30, 1976, as Document No. 05855, Official Records, Douglas County, Nevada.

PARCEL 2:

An undivided 1/24th interest in all the "Common Area" as shown on the map and dedication sheet of TRAMWAY APARTMENT CONDOMINIUMS (a subdivision of Lot 555, Parcel B Second Amended Map of Summit Village), recorded in the Office of the County Recorder of Douglas County, State of Nevada, on May 30, 1973, as Document No. 73375, Official Records of Douglas County, State of Nevada and amended by Amended Map recorded December 30, 1976, as Document No. 05855, Official Records, Douglas County, Nevada.

APN: 1319-19-611-008

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1319-19-611-008
 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. a. Total Value/Sales Price of Property: \$ 360,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 360,000.00
 d. Real Property Transfer Tax Due: \$ 1,404.00

4. **If Exemption Claimed**
 a. Transfer Tax Exemption, per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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 *[Signature]* Capacity Escrow Assistant
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Brent Willey, Et Al
 Address: 2021 S. Minnewawa Ave.
 City: Fresno
 State: CA Zip: 93727

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Denise McLaughlan, Trustee
 Address: PO Box 4724
 City: Incline Village
 State: NV Zip: 89450

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02107742-030-SLP
 Address: 264 Village Boulevard #101
 City, State, Zip: Incline Village, NV 89451

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED