DOUGLAS COUNTY, NV

2021-978685

RPTT:\$0.00 Rec:\$40.00 \$40.00

Pgs=4

12/20/2021 03:32 PM

ANDERSON, DORN, & RADER, LTD.

KAREN ELLISON, RECORDER

E03

This document does not contain a social security number.

Raquel Ventura

APN: 1318-10-310-050, formerly 05-083-04

RECORDING REQUESTED BY:

Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

AFTER RECORDING MAIL TO:

Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

MAIL TAX STATEMENT TO:

STEPHEN HARTMAN PULFORD and CAROL ANN PULFORD 751 Los Palos Drive Lafayette, CA 94549

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,

STEPHEN HARTMAN PULFORD and CAROL ANN PULFORD, who also took title STEPHEN H. PULFORD and CAROL A. PULFORD, husband and wife as joint tenants,

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

STEPHEN HARTMAN PULFORD and CAROL ANN PULFORD, husband and wife, as community property.

ALL their interest in that real property situated in the County of Douglas, State of Nevada, more particularly described in Exhibit "A", attached hereto and incorporated herein, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues of profits thereof.

Subject To:

- 1. Taxes for the Current fiscal year, paid current
- 2. Restrictions, Reservations, Conditions, Covenants, 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.

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| WITNESS our hands, this 13 day of December, 2021. |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Start HIVI |
| STEPHEN HARTMAN PULFORD |
| Carol ann Puesford |
| CAROL ANN PULFORD |
| |
| ACKNOWLEDGEMENT BY NOTARY PUBLIC |
| A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document. |
| STATE OF CALIFORNIA } |
| COUNTY OF Contra Costa } |
| On <u>Pecewber 13</u> , 2021, before me, <u>Party L. Mexander</u> , a Notary Public, personally appeared STEPHEN |
| Parus C Alexander , a Notary Public, personally appeared STEPHEN |
| HARTMAN PULFORD and CAROL ANN PULFORD, who proved to me on the basis |
| of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within |
| instrument and acknowledged to me that he/she/they executed the same in his/her/their |
| authorized capacity(ies), and that by his/her/their signature(s) on the instrument the |
| person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. |
| I certify under PENALTY OF PERJURY under the laws of the State of California |
| that the foregoing paragraph is true and correct. |
| WITNESS my hand and official seal. |
| DARCY L. ALEXANDER Notary Public - Galifornia |
| Signature (Seal) Contra Costa County Commission # 2232167 |
| Signature (Seal) My Concression Expires on Sin 2022 Signature (Seal) My Commission # 2232167 My Comm. Expires Mar 17, 2022 |
| |
| DARCY L. ALEXANDER |
| Notary Public – California S Contra Costa County |
| Commission # 2232167 My Comm. Expires Mar 17, 2022 |

EXHIBIT "A"

Legal Description:

LOT 3, BLOCK D, OF ZEPHYR COVE PROPERTY IN SECTION 10 TOWNSHIP 13 NORTH, RANGE 18 EAST, M.D.B. & M., AS DELINEATED ON THAT CERTAIN MAP ENTITLED "AMENDED MAP OF ZEPHYR COVE PROPERTY", FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON AUGUST 5, 1935, AS DOCUMENT NO. 2490.

APN: 1318-10-310-050, formerly 05-083-04

Property Address: 729 Cedar Street, Zephyr Cove, NV 89448



| STATE OF NEVADA | |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| DECLARATION OF VALUE | ^ |
| 1. Assessor Parcel Number(s) | /\ |
| a) 1318-10-310-050, | () |
| b) formerly 05-083-04 | \ \ |
| c) | \ \ |
| d) | \ \ |
| | \ \ |
| 2. Type of Property: | _ \ \ |
| a) Vacant Land b) ✓ Single Fam. Re | es. |
| c) Condo/Twnhse d) 2-4 Plex | FOR RECORDERS OPTIONAL USE ONLY |
| e) Apt. Bldg f) Comm'l/Ind'l | BOOK PAGE |
| g) Agricultural h) Mobile Home | DATE OF RECORDING: |
| i) Other | NOTES: |
| | |
| 3. Total Value/Sales Price of Property: | S |
| Deed in Lieu of Foreclosure Only (value of property) | |
| Transfer Tax Value: | \$0.00 |
| Real Property Transfer Tax Due: | \$0.00 |
| ` | |
| 4. If Exemption Claimed; | |
| a. Transfer Tax Exemption per NRS 375.090,b. Explain Reason for Exemption: A transfer | Section # 3 |
| community property without considerati | on |
| | O/II |
| 5. Partial Interest: Percentage being transferred: | 100 % |
| / 0/0 | |
| 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 substa | intiate the information provided herein. Furthermore, the |
| parties agree that disallowance of any claimed exem | ption, or other determination of additional tax due, may |
| result in a penalty of 10% of the tax due plus interes | at at 1% per month. |
| Pursuant to NPS 375 030 the Payar and Sallar hall be in | ingly and severally liable for any additional amount owed. |
| arsulate to 1116 575.050 Julie bayer and Souter shall be join | may and severally hable for any additional amount owed. |
| Signature State Walter | Capacity Grantor |
| Assertano Pulle Land | |
| Signature Court and Publication | Capacity Grantor |
| CELLED (CD ANIEOD) DIFORM (ENOV | |
| SELLER (GRANTOR) INFORMATION (REQUIRED) | BUYER (GRANTEE) INFORMATION |
| Stephen Hartman Pulford | (REQUIRED) |
| rint Name: Carol Ann Pulford, as joint tenants | Stephen Hartman Pulford Print Name: Carol Ann Pulford, as community property |
| Address: 751 Los Palos Drive | Address: 751 Los Palos Drive |
| lity: Lafayette | City: Lafayette |
| tate: CA Zip: 94549 | State: CA Zip: 94549 |
| O BUTTON O CONTROL OF THE OWN OF | |
| COMPANY/PERSON REQUESTING RECORDING | |
| (required if not the seller or buyer) | T |
| Print Name: Anderson, Dorn & Rader, Ltd. | Escrow # |
| Address: <u>500 Damonte Ranch Pkwy, Suite 860</u> Eity: Reno State: N | |
| | Y Zip: 89521 MAY BE RECORDED/MICROFILMED) |
| A OSSER TOPONIO THE LOUIS | THE SERVICE OF THE PROPERTY OF |