A.P.N. No.: 1022-16-002-039
R.P.T.T. \$1,507.35
File No.: 1515367 WLD
Recording Requested By:

Stewart Title Company

Mail Tax Statements To: Same as below
When Recorded Mail To:
Daniel L. DeFratus and Sharon M. DeFratus

702 Beatrice St.

Brentwood, CA 94513

DOUGLAS COUNTY, NV
RPTT:\$1507.35 Rec:\$40.00
\$1,547.35 Pgs=2 12/23/2021 08:27 AM
STEWART TITLE COMPANY - NV
KAREN ELLISON, RECORDER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Kenneth E. Cummings, Trustee of the Kenneth and Janice Cummings Living Trust dated 9/13/00 for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Daniel L. DeFratus and Sharon M. DeFratus has been acknowledged, 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 33, in Block K, as shown on the map entitled TOPAZ RANCH ESTATES, UNIT NO. 4, filed for record November 16, 1970, in the Office of the County Recorder of Douglas County, Nevada, as Document No. 50212.

*SUBJECT TO:

- 1. Taxes for the fiscal year;
- 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: December 15, 2021

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

The Kenneth and Janice Cummings Living Trust
By: Tansat & (mm) Kenneth E. Cummings, Trustee
State of Nevada)
County of Douglas) ss
This instrument was acknowledged before me on the 21^{S+} day of 2021 By: Kenneth E. Cummings
Signature:
Notary Public M. BOWLEN Notary Public - State of Nevada Appointment Recorded in Douglas County No: 20-5990-05 - Expires November 13, 2024

STATE OF NEVADA DECLARATION OF VALUE FORM

Assessor Parcel Number(s)				A	
a) 1022-16-002-039				/\	
b)					
				\ \	
d)				\ \	
2. Type of Property:					
a.⊟ Vacant Land	b.⊠ Single Fam. Res.	FOR RE	CORDERS OPTION	IAL USE ONLY	
c. ☐ Condo/Twnhse	d.	Book	Pa	ge:	
e.⊟ Apt. Bldg.	f. ☐ Comm'l/Ind'l	Date of	Recording:	\ \	
g.□ Agricultural	h.□ Mobile Home	Notes:			
☐ Other		the second secon	ell en er skale briken er elle hele se Woord in 1914 en en en elle bekert met Wildelmen med in belit en		
نىنىدى <u>مەرىيىدى بىلىدىدىنى بىلىدىنى بىلىدىنى</u>					
3. a. Total Value/Sales Price	ce of Property	\$ 386,500	.00		
 b. Deed in Lieu of Forecle 	osure Only (value of propert	y) (
c. Transfer Tax Value:		\$ 386,500			
d. Real Property Transfe	er Tax Due	\$ <u>1,507.3</u> 5	5		
			\ \		
4. If Exemption Claimed)		
	ption per NRS 375.090, Se	7	——/ /		
b. Explain Reason for	Exemption:	/	/		
5. Partial Interest: Percer	ntago boing transformed:	%	-//		
The undersigned declares	and acknowledges under a		uny nursuant to NRS	375 060	
and NRS 375.110, that the					
and can be supported by d					
Furthermore, the parties ag					
additional tax due, may res					
to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.					
1/1/2/	MINDE	/ /	£0000	3 Dagat	
Signature	JUUA I	Capacity	TSCKOU	<u> </u>	
\	\	\ \		U	
Signature	1	Capacity			
))			
SELLER (GRANTOR) INF	ORMATION	BUYER (C	RANTEE) INFORM	ΔΤΙΩΝ	
(REQUIRED)	<u>ORMANON</u>		(REQUIRED)	HIIOH	
Print Name: Kenneth E. C	ummings. Trustee of the	Print Nam	e: Daniel L. DeFratu	s and Sharon M.	
	Janice Cummings Living		DeFratus		
Trust dated 9/		Address:	702 Beatrice	e St.	
Address: 8 Deepts	Rail Lake Rd.	City: P	pentwood		
City: Stockholm		State:	CA Zip:	94513	
State:	Zip: 07460				
\					
COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)					
Print Name: Stewart Title		Escrow #	1515367 WLD		
Address: 1362 Hwy 395,	, Suite 109	5		20146	
City: Gardnerville	/ /	State: N	IV Zip	89410	