

A.P.N. No.:	1320-29-214-020
R.P.T.T.	\$ 0.00
File No.:	1511401 WLD
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Jacob Wilson and Renee Johnston	
1741 Lavender Court	
Minden, NV 89423	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Jeffrey R. Johnston and Donna B. Johnston, husband and wife, as Joint Tenants with Rights of Survivorship** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Jacob Wilson and Renee Johnston, husband and wife, as Joint Tenants with Rights of Survivorship**, 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:

PARCEL 1:

Lot 15, as shown on the official plat of WINHAVEN UNIT NO. 2, PHASE B, filed for record in the office of the County Recorder, recorded September 14, 1990, in Book 990, of Official Records, at Page 1935, Douglas County, Nevada, as Document No. 234655.

PARCEL 2:

A non-exclusive easement for use, enjoyment, ingress and egress over the Common Area, as set forth in the Declaration of Covenants, Conditions and Restrictions, recorded September 28, 1990, in Book 990, Page 4348, as Document No. 235644, Official Records.

***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: December 20, 2021

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

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
a) 1320-29-214-020
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 \$ 0.00
b. Deed in Lieu of Foreclosure Only (value of property) ()
c. Transfer Tax Value: \$ 0.00
d. Real Property Transfer Tax Due \$ 0.00

4. **If Exemption Claimed:**
a. Transfer Tax Exemption per NRS 375.090, Section # 5
b. Explain Reason for Exemption: Transfer from parents to child

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 _____ Capacity Escrow Agent
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
Print Name: Jeffrey R. Johnston and Donna B. Johnston
Address: 1149 Autumn Hills Road
City: Gardnerville
State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION
(REQUIRED)
Print Name: Jacob Wilson and Renee Johnston
Address: 1741 Lavender Court
City: Minden
State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
Print Name: Stewart Title Company Escrow # 1511401 WLD
Address: 1362 Hwy 395, Suite 109
City: Gardnerville State: NV Zip: 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED