

DOUGLAS COUNTY, NV
RPTT:\$1774.50 Rec:\$40.00
\$1,814.50 Pgs=2 2022-979394
01/05/2022 02:12 PM
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Keith Byres
Hui Li
1003 Sunburst Dr
Carson City, NV 89705

MAIL TAX STATEMENTS TO:
SAME AS ABOVE

Escrow No. 2108083-RLT

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.: 1420-08-211-031
R.P.T.T. \$1,774.50

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Jennifer M. Dawes, Successor Trustee of the John M. Panches Revocable Trust dated September 25, 2020

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Keith Byres and Hui Li, Husband and Wife as Joint Tenants

all that real property situated in the County of Douglas, State of Nevada, described as follows:
Lot 12 in Block E as set forth in the Final Map of SUNRIDGE HEIGHTS, PHASES 4 AND 5A, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on July 1, 1994 in Book 794, Page 1, Document No. 340968.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Signature and notary acknowledgement on page two.

Jennifer M. Dawes, Successor Trustee of
the John M. Panches Revocable Trust
dated September 25, 2020

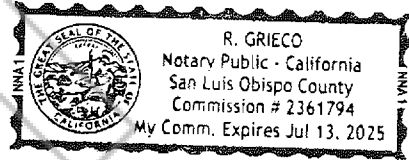
Jennifer M. Dawes
Jennifer M. Dawes, Successor Trustee

STATE OF ^{CA}NEVADA California } ss:
COUNTY OF ~~DOUGLAS~~ SAN LUIS OBISPO

This instrument was acknowledged before me on , December 13, 2021
by Jennifer M. Dawes, Successor Trustee of the John M. Panches Revocable Trust dated
September 25, 2020

R. Grieco
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02108083.



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1420-08-211-031
 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: \$ 455,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 455,000.00
 d. Real Property Transfer Tax Due: \$ 1,774.50

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 _____ Capacity Agents
 Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Jennifer M. Dawes, Successor
 Trustee of the John M. Punches Revocable Trust
 dated September 25, 2020
 Address: 248 N 14th St., Unit O
 City: Grover Beach
 State: Zip: 93433

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Keith Byres and Hui Li
 Address: 1003 Sunburst Dr
 City: Carson City
 State: NV Zip: 89705

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02108083-020-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED