

DOUGLAS COUNTY, NV **2022-979480**  
RPTT:\$9746.10 Rec:\$40.00  
\$9,786.10 Pgs=3 01/07/2022 10:35 AM  
SIGNATURE TITLE - ZEPHYR COVE  
KAREN ELLISON, RECORDER

**A.P.N.: a portion of APN: 1419-04-002-066**

**RECORDING REQUESTED BY:**  
Signature Title Company LLC  
212 Elks Point Road, Suite 445, P.O. Box 10297  
Zephyr Cove, NV 89448

**MAIL RECORDED DOCS AND  
TAX STATEMENTS TO:**

**The Catherine C. Wright Trust Agreement and The  
Michael J. Wright Trust Agreement  
P.O. Box 1270  
Santa Rosa, CA 95402**

**Escrow No.: ZC3243-JL**

RPTT \$9,746.10

## **GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That

**Clear Creek Residential LLC, a Delaware Limited Liability Company**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell, and Convey to:

**Michael J. Wright as Trustee of The Michael J. Wright Trust Agreement dated July 24, 1996, as to an undivided 50% interest and Catherine C. Wright as Trustee of The Catherine C. Wright Trust Agreement dated April 29, 2002, as to an undivided 50% interest**

all that real property in the City of Carson City, County of Douglas, State of Nevada, described as follows:

**See Attached Exhibit "A"**

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

**Signature Page attached and made a part hereof.**

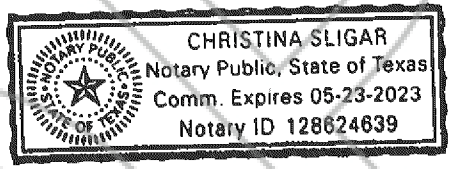
Clear Creek Residential LLC, a Delaware Limited Liability Company

Leisha Ehlert  
By: Leisha Ehlert, Authorized Signer

STATE OF ~~NEVADA~~ Texas } ss:  
COUNTY OF TARRANT

This instrument was acknowledged before me on January 3, 2021  
by Leisha Ehlert

Christina Sligar (seal)  
Notary Public



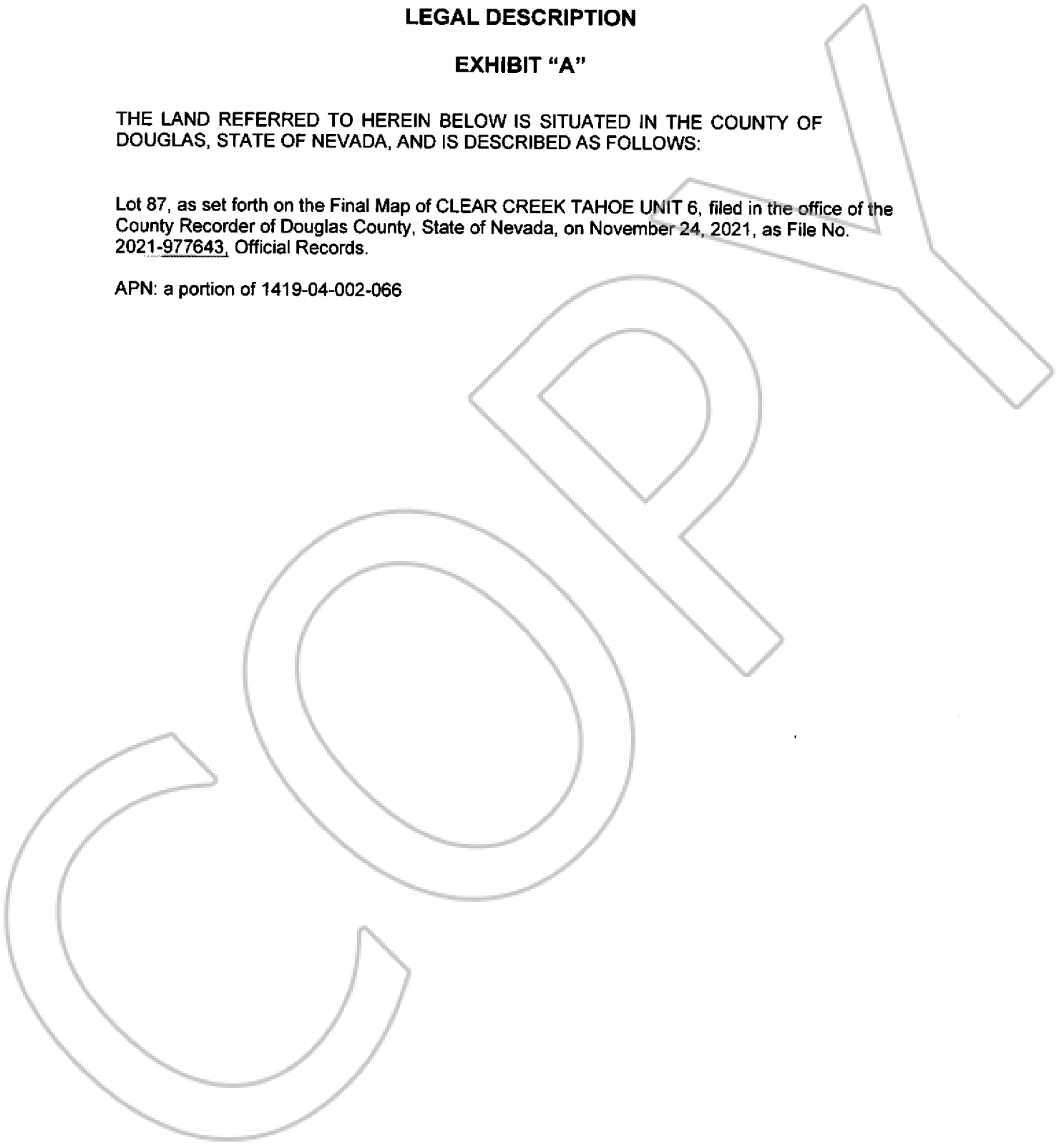
**LEGAL DESCRIPTION**

**EXHIBIT "A"**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, AND IS DESCRIBED AS FOLLOWS:

Lot 87, as set forth on the Final Map of CLEAR CREEK TAHOE UNIT 6, filed in the office of the County Recorder of Douglas County, State of Nevada, on November 24, 2021, as File No. 2021-977643, Official Records.

APN: a portion of 1419-04-002-066



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) a portion of APN: 1419-04-002-066
- 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

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property) \$2,499,000.00

Transfer Tax Value \$2,499,000.00

Real Property Transfer Tax Due: \$9746.10

**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] By: Leisha Ehlert, Authorized Signer Agent

Signature: [Signature] By: Catherine C. Wright, Trustee

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

**(Required)**

**(Required)**

Print Name: Clear Creek Residential LLC, a Delaware Limited Liability Company

Address: 3745 Golf Club Drive  
Carson City, NV 89705

Print Name: The Catherine C. Wright Trust  
Agreement dated April 29, 2002

Address: P.O. Box 1270  
Santa Rosa, CA 95402

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**

Print Name: Signature Title Company LLC Escrow #: ZC3243-JL

Address: 212 Elks Point Road, Suite 445, P.O. Box 10297, Zephyr Cove, NV 89448

**AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED**