

DOUGLAS COUNTY, NV **2022-980318**
RPTT:\$4485.00 Rec:\$40.00
\$4,525.00 Pgs=3 **01/26/2022 08:44 AM**
TICOR TITLE - RENO (MAIN)
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Robert V. Hammond Jr.
17865 Del Monte Ave
Morgan Hill, CA95037

MAIL TAX STATEMENTS TO:
SAME AS ABOVE

Escrow No. 2105530-RLS

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.: 1220-12-111-004
R.P.T.T. \$4,485.00

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

John H. Young Jr. and Andrea A. Young, husband and wife as joint tenants with right of survivorship

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

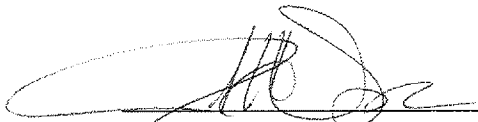
Robert V. Hammond Jr., a single man

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

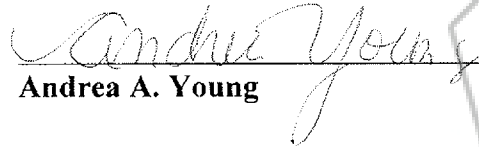
SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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

Signature and notary acknowledgement on page two.



John H. Young Jr.




Andrea A. Young

STATE OF NEVADA
COUNTY OF Douglas

} ss:

This instrument was acknowledged before me on , 1/25/2022
by John H. Young Jr. and Andrea A. Young


NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed
under escrow No. 02105530.



Order No.: 02105530-RLS

EXHIBIT A

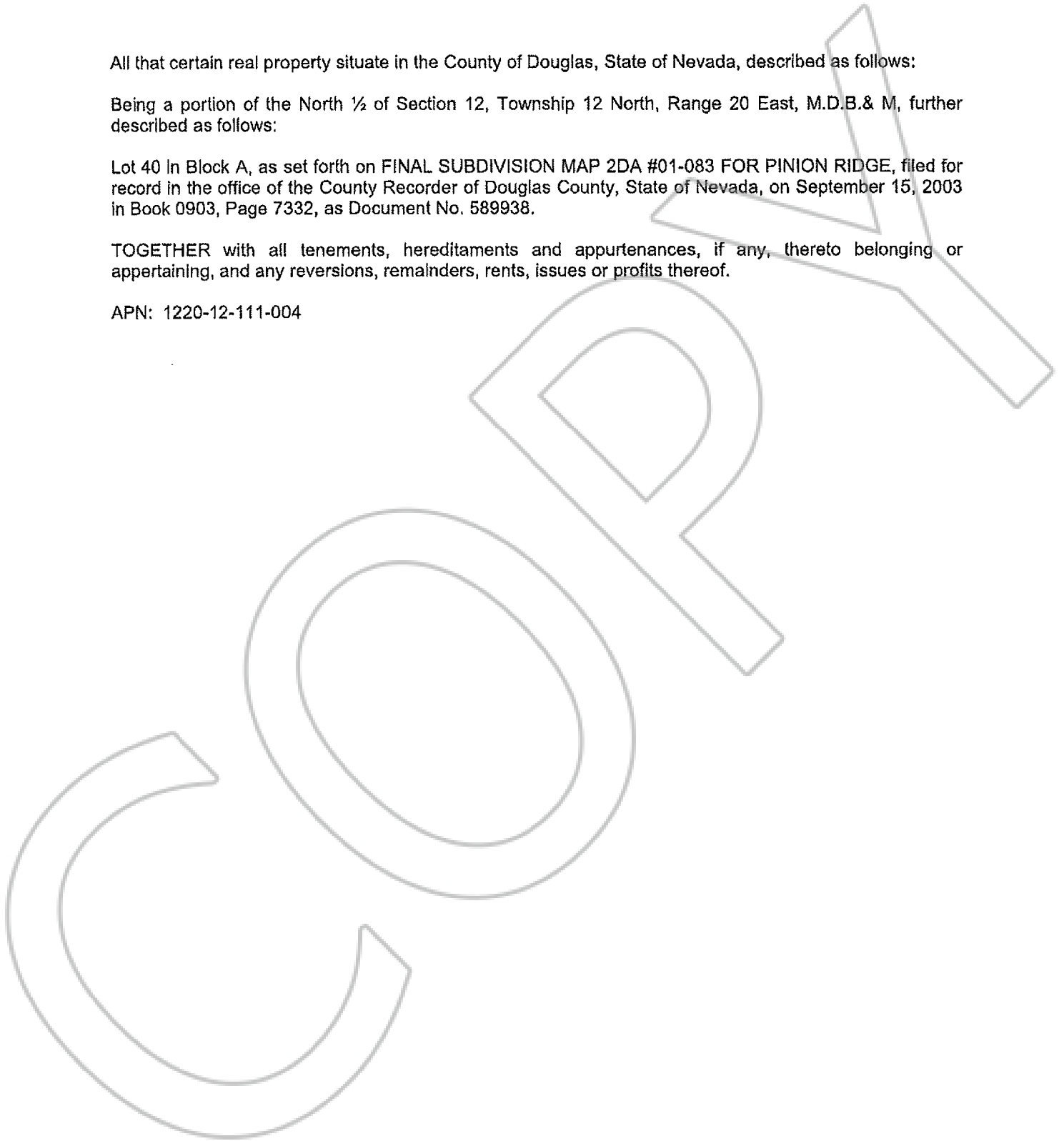
All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Being a portion of the North ½ of Section 12, Township 12 North, Range 20 East, M.D.B. & M, further described as follows:

Lot 40 in Block A, as set forth on FINAL SUBDIVISION MAP 2DA #01-083 FOR PINION RIDGE, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on September 15, 2003 in Book 0903, Page 7332, as Document No. 589938.

TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

APN: 1220-12-111-004



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1220-12-111-004
- 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. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$1,149,999.00
 \$ _____
 Transfer Tax Value \$1,149,999.00
 Real Property Transfer Tax Due: \$4,485.00

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 Dianne Murrell Agent Capacity Grantor / Grantee
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: John H. Young Jr., et. al.
 Address: 1196 Jo Lane
Gardnerville, NV 89410
 City, State, Zip

Print Name: Robert V. Hammond Jr.
 Address: 17865 Del Monte Ave
Morgan Hill CA 95037
 City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 2105530-RLS
 Address: 5441 Kietzke Lane, Suite 100
 City, State, Zip: Reno, NV 89511

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED