

DOUGLAS COUNTY, NV **2022-981267**
RPTT:\$5850.00 Rec:\$40.00
\$5,890.00 Pgs=3 02/16/2022 10:28 AM
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:

Steven K Abe
5111 Doolan Rd
Livermore, CA 94551

MAIL TAX STATEMENTS TO:

Same as above

Escrow No. 2200266-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.: 1320-11-001-013

R.P.T.T. \$5,850.00

SIGNED IN COUNTERPART

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Allen Christian an unmarried man and Sheryl Christian an unmarried woman as joint tenants who acquired title as husband and wife

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Steven Abe, Trustee of The SKABE Living Trust Dated August 31,2015

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

All that real property in the County of Douglas, State of Nevada, specifically described as: All that certain lot, piece or parcel of land situate in the Northeast 1/4 of the Northwest 1/4 of Section 11, Township 13 North, Range 20 East, M.D.B.&M., Douglas County, Nevada further described as follows:

Parcel B, as set forth on the Parcel Map for LUDWIG DEGENHART, filed for record in the office of the Douglas County Recorder on April 28, 1980, in Book 480, Page 1663, as Document No. 44052, Official Records

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

Signature and notary acknowledgement on page two.

SIGNED IN COUNTERPART
Allen Christian

Sheryl Christian
Sheryl Christian

STATE OF NEVADA
COUNTY OF DOUGLAS

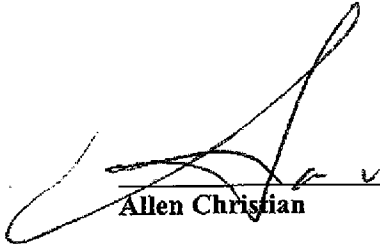
} ss:

This instrument was acknowledged before me on, 1/26/2022
by ~~Allen Christian and Sheryl Christian~~ Dnbs

NOTARY PUBLIC



This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02200266.



Allen Christian

SIGNED IN COUNTERPART

Sheryl Christian

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on, 2/15/2022
by Allen Christian and Sheryl Christian Only

NOTARY PUBLIC



This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02200266.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1320-11-001-013
 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: \$ 1,500,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 1,500,000.00
 d. Real Property Transfer Tax Due: \$ 5,850.00

4. **If Exemption Claimed**
 a. Transfer Tax Exemption, per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100%

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 [Handwritten Signature] Capacity Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Allen Christian and Sheryl Christian
 Address: 2390 Sunrise Pass
 City: Minden
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Steven Abe, Trustee
 Address: 5111 Doolan Rd
 City: Livermore
 State: CA Zip: 94551

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02200266-020-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