

DOUGLAS COUNTY, NV **2022-981555**
RPTT:\$1021.80 Rec:\$40.00
\$1,061.80 Pgs=2 **02/23/2022 11:35 AM**
STEWART TITLE COMPANY - NV
KAREN ELLISON, RECORDER

| | |
|--|----------------------|
| A.P.N. No.: | 1420-34-510-020 |
| R.P.T.T. | \$1,021.80 |
| File No.: | 1579861 KDJ |
| Recording Requested By: | |
| Stewart Title Company | |
| Mail Tax Statements To: | <i>Same as below</i> |
| When Recorded Mail To: | |
| Dennis A Yeager II and Kristine Y Yeager | |
| 3807 Sierra Hwy #64536 | |
| Acton CA 93510 | |

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Lawrence R. Sample and Donna Sample, Trustees of the Sample Family Trust, dated January 3, 1997** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Dennis A Yeager II and Kristine Y Yeager, husband and wife as joint tenants with right 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:

Lot 45 in Block 2, as set forth on the Final Subdivision Map LDA 01-069 for BRAMWELL HOMESTEAD, filed for record in the office of the Douglas County Recorder on August 12, 2002, in Book 802 of Official Records, at Page 3324, as Document No. 549307.

***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: 2/17/2022

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

Sample Family Trust, dated January 3, 1997

By: Lawrence R. Sample TRUSTEE
Lawrence R. Sample, Trustee

By: Donna Sample
Donna Sample, Trustee

State of Nevada)
County of Carson City) ss

This instrument was acknowledged before me on the 17th day of February, 2022
By: Lawrence R. Sample and Donna Sample, Trustees of the Sample Family Trust, dated January 3, 1997.

Signature: [Signature]
Notary Public

My Commission Expires: 10/24/23

 STEPHANIE MUNOZ
Notary Public - State of Nevada
Appointment Recorded in Carson City
No: 19-5530-03 - Expires October 24, 2023

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1420-34-510-020
 b) _____
 c) _____
 d) _____

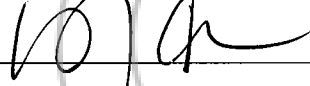
2. Type of Property:
 a. Vacant Land b. Single Fam. Res.
 c. Condo/Twnhse d. 2-4 Plex
 e. Apt. Bldg. f. Comm'l/Ind'l
 g. Agricultural h. Mobile Home
 Other _____

FOR RECORDERS OPTIONAL USE ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: _____

3. a. Total Value/Sales Price of Property \$ 262,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 262,000.00
 d. Real Property Transfer Tax Due \$ 1,021.80

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 Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Sample Family Trust, dated January 3, 1997
 Address: PO Box 28
 City: Genoa
 State: NV Zip: 89411

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Dennis A Yeager II and Kristine Y Yeager
 Address: 3807 Sierra Hwy #64536
 City: Acton
 State: CA Zip: 93510

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 1579861 KDJ
 Address: 2310 S. Carson Street, Suite 5A
 City: Carson City State: NV Zip: 89701

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED