

DOUGLAS COUNTY, NV
RPTT:\$1267.50 Rec:\$40.00
\$1,307.50 Pgs=4

2022-981765
02/25/2022 02:42 PM

SIGNATURE TITLE - RENO
KAREN ELLISON, RECORDER

A.P.N.: 1220-01-001-070

RECORDING REQUESTED BY:
Signature Title Company LLC
5365 Reno Corporate Drive Suite 100
Reno, NV 89511

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

**Andrew Paul Riser and Dagmar Platzer , as co-
Trustees of The Riser Platzer Living Trust, U/A dated
February 28, 2020**
10662 Sunset Ridge
San Diego, CA 92131

Escrow No.: 510684-DP

RPTT \$1,267.50

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Den-Mar Associates, Limited Liability Company dated 2/12/1996

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

**Andrew Paul Riser and Dagmar Platzer , as co-Trustees of The Riser Platzer Living Trust,
U/A dated February 28, 2020**

all that real property in the City of Gardnerville, 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.

THIS DOCUMENT HAS BEEN SIGNED IN COUNTERPART AND TO BE DEEMED AS ONE

Signature Page attached and made a part hereof.

Den-Mar Associates, Limited Liability Company dated 2/12/1996

By: Michelle Strachan Smith, Member

Janice Fortune Lynn
By: Janice Fortune Lynn, Member


STATE OF NEVADA
COUNTY OF

} ss:

This instrument was acknowledged before me on February 24, 2022

by *Janice Fortune Lynn*

[Signature] (seal)
Notary Public

 LAURIE DeMAINE
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 04-86882-2 - Expires December 14, 2024

Den-Mar Associates, Limited Liability Company dated 2/12/1996

Michelle Strachan Smith
By: Michelle Strachan Smith, Member

By: Janice Fortune Lynn, Member

STATE OF ~~NEVADA~~ COLORADO } ss:
COUNTY OF DENVER

This instrument was acknowledged before me on FEB-24, 2022

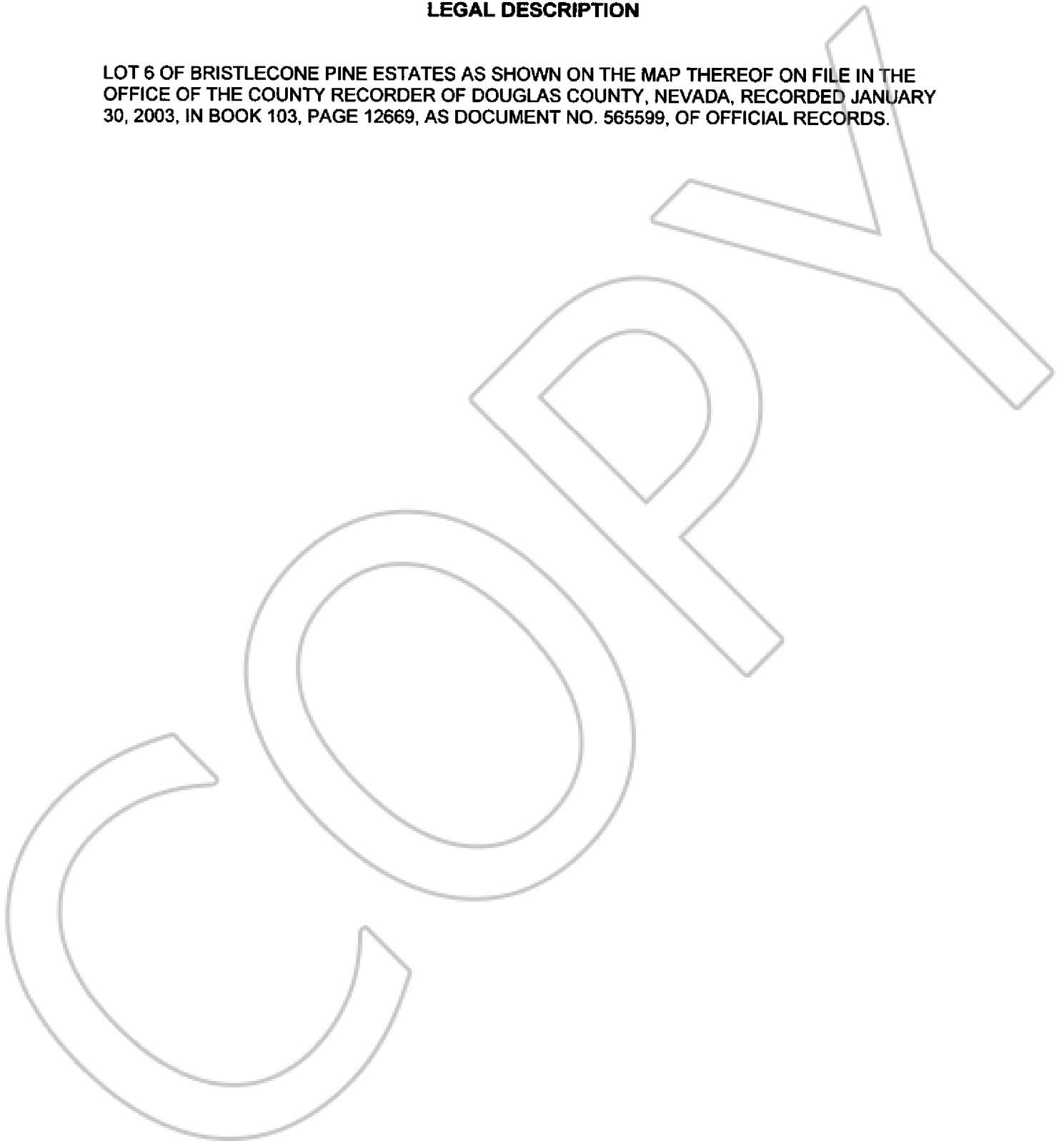
by Michelle Strachan Smith, Janice Fortune Lynn

[Signature]
Notary Public (seal)

STEVE M. JUNDT
NOTARY PUBLIC - STATE OF COLORADO
Notary ID #20164023468
My Commission Expires 6/21/2024

**EXHIBIT "A"
LEGAL DESCRIPTION**

LOT 6 OF BRISTLECONE PINE ESTATES AS SHOWN ON THE MAP THEREOF ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, RECORDED JANUARY 30, 2003, IN BOOK 103, PAGE 12669, AS DOCUMENT NO. 565599, OF OFFICIAL RECORDS.



STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1220-01-001-070
- 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'/Ind'l
- g) Agricultural h) Mobile Home
- Other

FOR RECORDER'S 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) \$325,000.00

Transfer Tax Value \$325,000.00

Real Property Transfer Tax Due: \$1,267.50

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 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 [Signature] Agent

Signature _____

SELLER (GRANTOR) INFORMATION
(Required)

Print Name: Den-Mar Associates, Limited Liability Company dated 2/12/1996

Address: 20402 Bordeaux Dr
Reno, NV 89511

BUYER (GRANTEE) INFORMATION
(Required)

Print Name: Andrew Paul Riser and Dagmar Platzer, as co-Trustees of The Riser Platzer Living Trust, U/A dated February 28, 2020

Address: 10662 Sunset Ridge
San Diego, CA 92131

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

Print Name: Signature Title Company LLC Escrow #: 510684-DP

Address: 5365 Reno Corporate Drive Suite 100, Reno, NV 89511

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED