

A.P.N. No.:	a portion of 1320-08-002-008
R.P.T.T.	\$ 0.00
File No.:	1561092 WLD
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Robert Albrecq and Lauren Saunders	
950 Bollen Circle	
Gardnerville, NV 89460	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Kelly Rosser**, an individual for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Robert Albrecq**, an unmarried man and **Lauren Saunders**, a single woman, as **Joint Tenants with Rights of Survivorship**, all right, title and interest in and to that certain property situate at 2166 Taxiway G, Unit A, City of Minden County of Douglas, State of Nevada, more particularly described as follows ("Property").

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

Parcel 1:

Condominium Unit 2166-A of the MEV-ONE Hangar Condominium (a commercial leasehold condominium project) as shown on the Condominium Map attached to the Condominium Declaration for MEV-One Hangar Condominium recorded on July 3, 2013 in Book 0713 at Page 659 as Document No. 826593 in the Official Records of Douglas County, State of Nevada.

Parcel 2:

An undivided interest in and to the Common Elements as set forth in that certain Condominium Declaration for MEV-One Hangar Condominium recorded on July 3, 2013 in Book 0713 at Page 659 as Document No. 826593 in the Official Records of Douglas County, State of Nevada.

Parcel 3:

An undivided interest in and to the Leasehold Estate as created by that certain Lease made by and between Minden-Tahoe Airport (Airport), Douglas County, Nevada (County) and MEV-ONE Hangar Owners' Association, Inc., a Nevada nonprofit corporation (Lessee) recorded July 3, 2013 in Book 0713 at Page 696 as Document No. 826594, Official Records of Douglas County, State of Nevada.

SUBJECT TO:

All matters of public record, including, without limitation, the Condominium Declaration for MEV-ONE Hangar Condominium, dated July 3, 2013 as Document No. 826593 ("Declaration"), and the Ground Lease described in the Declaration.

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: February 23, 2022

(One inch Margin on all sides of Document for Recorder's Use Only)

Kelly Rosser
Kelly Rosser

State of Nevada)
County of Douglas) ss

This instrument was acknowledged before me on the 25 day of February, 2022
By: Kelly Rosser

Signature: [Signature]
Notary Public

My Commission Expires: 12-16-22

 WENDY DUNBAR
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 02-78065-5 - Expires Dec. 16, 2022

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) a portion of 1320-08-002-008
 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 Leasehold Interest

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

3. a. Total Value/Sales Price of Property \$ 110,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 0.00
 d. Real Property Transfer Tax Due \$ 0.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section #3
 b. Explain Reason for Exemption: LEASEHOLD INTEREST ONLY

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 [Handwritten Signature] Capacity Escrow Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Kelly Rosser
 Address: 2721 Juniper Valley Ranch Road
 City: Minden
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Robert Albreccq and Lauren Saunders
 Address: 950 Bollen Circle
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 1561092 WLD
 Address: 1362 Hwy 395, Suite 109
 City: Gardnerville State: NV Zip: 89410