

A.P.N.: 1220-03-111-006
File No: 143-2648016 (et)
R.P.T.T.: \$2,808.00

When Recorded Mail To: Mail Tax Statements To:
Michael H Shehorn
1372 Branden Lane
Gardnerville, NV 89410

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Sydney C. Cole and Madeleine Cole, Trustees of The Cole Family Trust dated July 6, 2007

do(es) hereby *GRANT, BARGAIN and SELL* to

Valera K. Harper and Michael H. Shehorn, wife and husband, as Joint Tenants with Right of Survivorship

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

LOT 6 IN BLOCK A AS SHOWN ON THE MAP ENTITLED OF FINAL SUBDIVISION MAP PLANNED UNIT DEVELOPMENT PD 03-010 STODICK ESTATES SOUTH PHASE 2, IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, FILED JUNE 6, 2005 IN BOOK 0605 AND PAGE 1634 AS FILE NO. 646056 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

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

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Sydney C. Cole and Madeleine Cole, Trustees of
The Cole Family Trust dated July 6, 2007

Madeleine Cole trustee
Madeleine Cole, Trustee

Sydney C. Cole trustee
Sydney C. Cole, Trustee

STATE OF **NEVADA**)
COUNTY OF **DOUGLAS**)

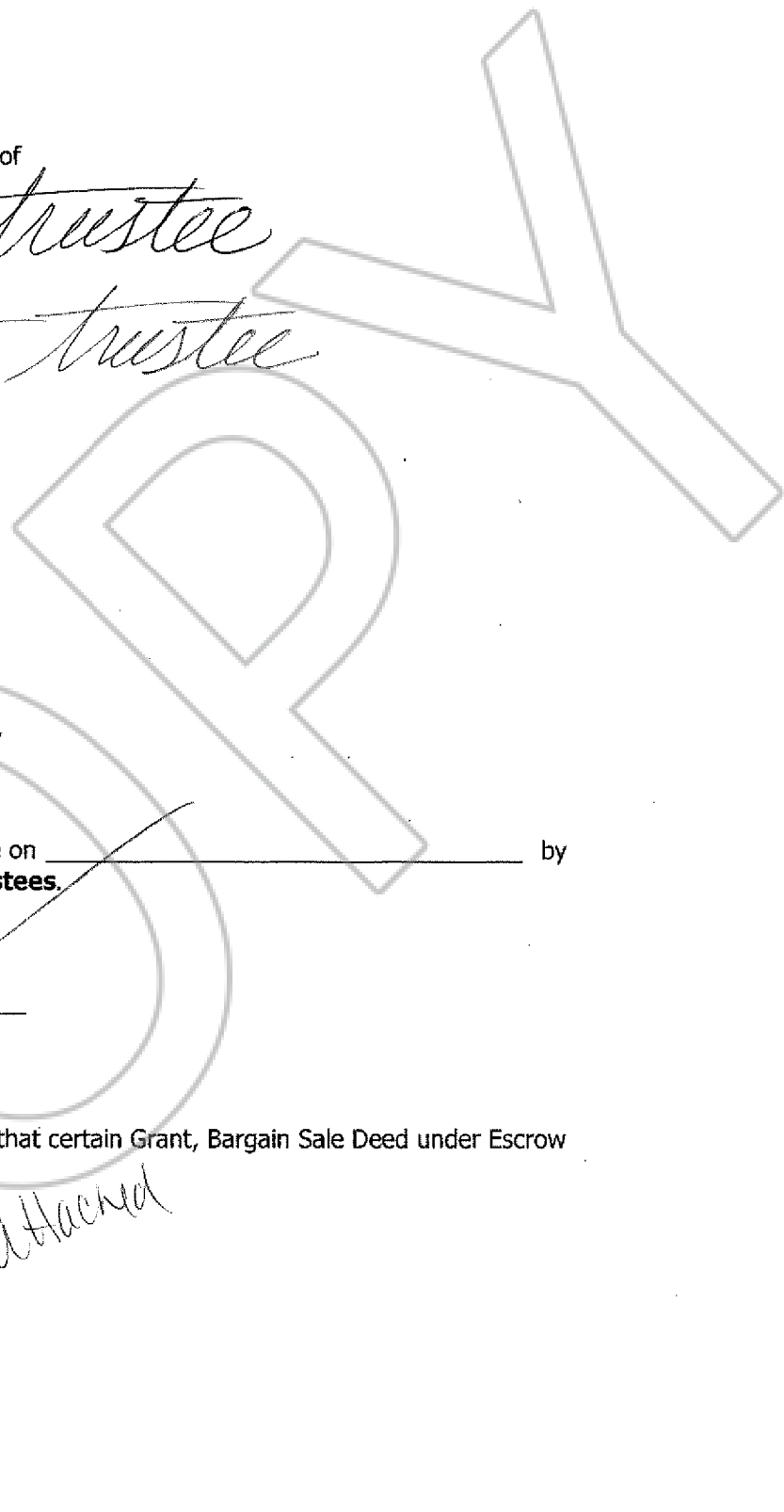
: ss.

This instrument was acknowledged before me on _____ by
Sydney C. Cole and Madeleine Cole, Trustees.

Notary Public
(My commission expires: _____)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow
No. 143-2648016.

attached



ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of LOS ANGELES)

On MAR 29 2022 before me, KIANA CHARLES, NOTARY PUBLIC
(insert name and title of the officer)

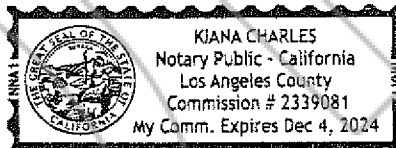
personally appeared MADELINE COLE AND SYDNEY C. COLE,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Kiana Charles



(Seal)

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-03-111-006
- 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

Book _____ Page: _____
Date of Recording: _____
Notes: _____

- 3. a) Total Value/Sales Price of Property: \$720,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$)
- c) Transfer Tax Value: \$720,000.00
- d) Real Property Transfer Tax Due \$2,808.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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]
Signature: _____

Capacity: Grantor
Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: The Cole Family Trust dated July 6, 2007
Address: 17770 Wren Dr
City: Canyon County
State: CA Zip: 91387

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Michael H Shehorn and Valerie K Harper
Address: 1372 Brandon Lane
City: Gardnerville
State: NV Zip: 89410

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

Print Name: Company File Number: 143-2648016 et/ et
Address: 1663 US Highway 395, Suite 101
City: Minden State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)