

DOUGLAS COUNTY, NV **2022-983836**
RPTT:\$429.00 Rec:\$40.00
\$469.00 Pgs=2 **04/18/2022 10:53 AM**
STEWART TITLE COMPANY - NV
KAREN ELLISON, RECORDER

A.P.N. No.:	1022-18-002-007
R.P.T.T.	\$ 429.00
File No.:	1624590 WLD
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Eric J. Goss	
17263 Locust Avenue	
Patterson, CA 95363	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Linda M. Westerinen, Trustee of the Westerinen Family Trust, a Revocable Living Trust** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Eric J. Goss, a married man as his sole and separate property**, 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 38, in Block A, as shown on the Official Map of HOLBROOK HIGHLANDS, filed for record in the office of the County Recorder of Douglas County, State of Nevada on March 22, 1978, in Book 378, Page 1422 as Document No. 18825, Official Records.

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: April 11, 2022

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

The Westerinen Family Trust, a Revocable Living Trust

By: Linda M. Westerinen
Linda M. Westerinen, Trustee

State of CA
County of Sacramento^{SS}

This instrument was acknowledged before me on the 12 day of April, 2022
By: Linda M. Westerinen

Signature: [Signature]
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1022-18-002-007
 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 \$ 109,900.00
 b. Deed in Lieu of Foreclosure Only (value of property) ()
 c. Transfer Tax Value: \$ 109,900.00
 d. Real Property Transfer Tax Due \$ 429.00

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

5. Partial Interest: Percentage being transferred: _____ %
 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: Linda M. Westerinen Capacity: Grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Linda M. Westerinen, Trustee of the
Westerinen Family Trust, a Revocable
Living Trust
 Address: 6652 Palm Avenue
 City: Carmichael
 State: CA Zip: 95608

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Eric J. Goss
 Address: 17263 Locust Avenue
 City: Patterson
 State: CA Zip: 95363

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 1624590 WLD
 Address: 1362 Hwy 395, Suite 109
 City: Gardnerville State: NV Zip: 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED