

DOUGLAS COUNTY, NV
RPTT:\$3412.50 Rec:\$40.00
\$3,452.50 Pgs=4
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

2022-984007

04/21/2022 02:18 PM

WHEN RECORDED MAIL TO:
William W Maxcy
Joann Marie Leathley Maxcy
2970 San Miguel Court
Minden, NV 89423

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 2201523-RLT

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons.
(Pursuant to NRS 239b.030)

SIGNED IN COUNTERPART

APN No.: 1420-28-511-016
R.P.T.T. \$3,412.50

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Salvador C. Manzo and Heather E. Manzo, Husband and Wife as Joint Tenants with Right of Survivorship

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to William W Maxcy and Joann Marie Leathley Maxcy, Co-Trustees of The Maxcy Family Trust Dated June 12, 2018

all that real property situated in the County of Douglas, State of Nevada, described as follows:
SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Signature and notary acknowledgement on page two.



Salvador C. Manzo

SIGNED IN COUNTERPART

Heather E. Manzo

STATE OF CALIFORNIA Nevada
COUNTY OF Sage

} ss:

This instrument was acknowledged before me on, 4/1/22
by Salvador C. Manzo and Heather E. Manzo



NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02201523.

 SHAWNA KENNEDY
Notary Public - State of Nevada
Appointment Recorded in Lyon County
No: 22-6642-12 - Expires December 1, 2025

SIGNED IN COUNTERPART

Salvador C. Manzo

Heather E. Manzo
Heather E. Manzo

STATE OF CALIFORNIA

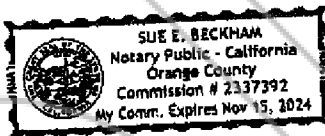
COUNTY OF Orange

} ss:

This instrument was acknowledged before me on, April 12, 2022
by Salvador C. Manzo and Heather E. Manzo

[Signature]
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02201523.



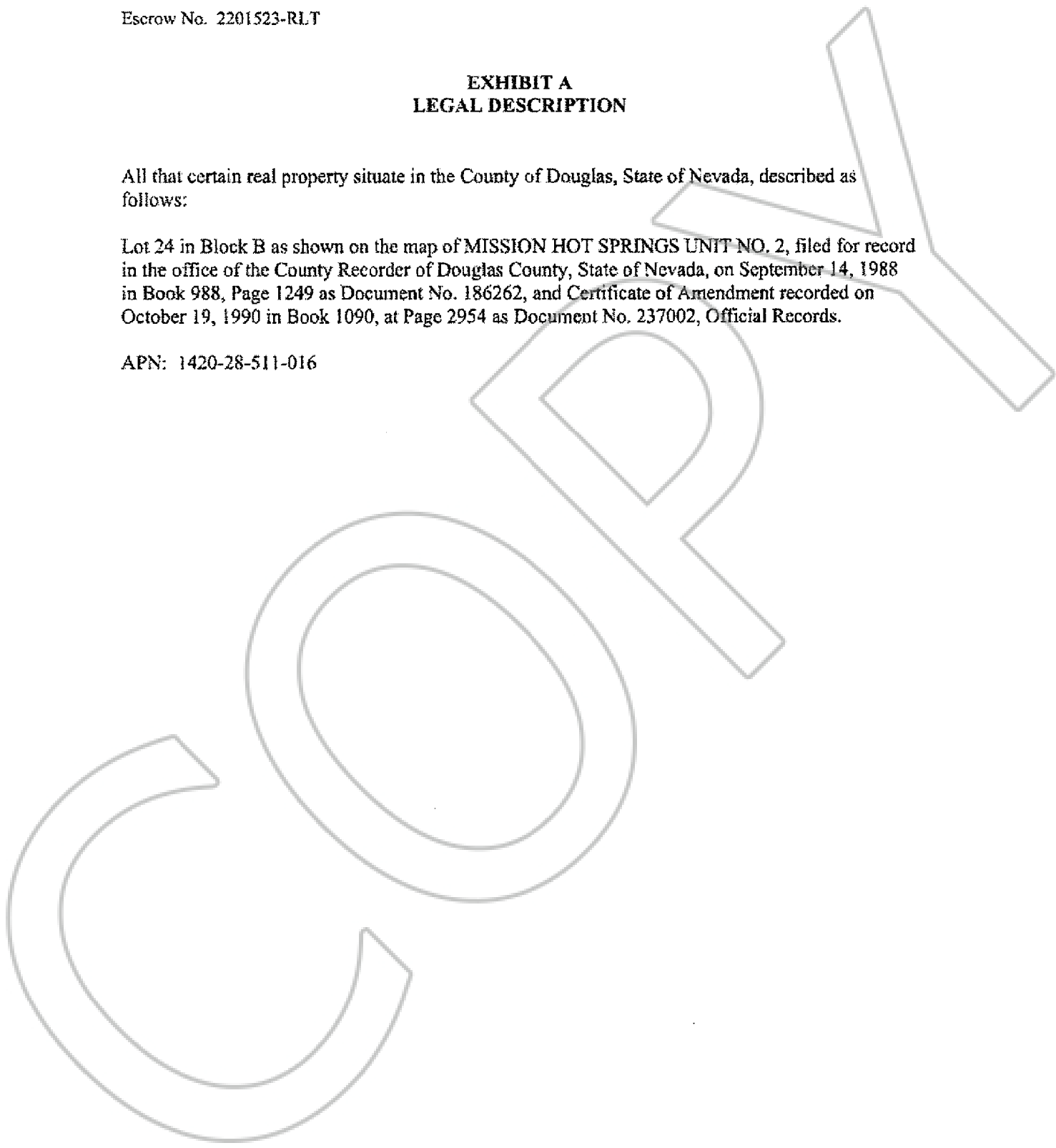
Escrow No. 2201523-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 24 in Block B as shown on the map of MISSION HOT SPRINGS UNIT NO. 2, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on September 14, 1988 in Book 988, Page 1249 as Document No. 186262, and Certificate of Amendment recorded on October 19, 1990 in Book 1090, at Page 2954 as Document No. 237002, Official Records.

APN: 1420-28-511-016



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1420-28-511-016
 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 ONLY	
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property: \$ 875,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 875,000.00
 d. Real Property Transfer Tax Due: \$ 3,412.50

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] Capacity Agent
 Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Salvador C. Manzo & Heather E Manzo
 Address: 16861 Sea Witch Lane
 City: huntington beach
 State: CA Zip: 92649

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: William W Maxcy and Joann Marie Leathley Maxcy, Co-Trustees
 Address: 2970 San Miguel Ct
 City: Minden NV 89423
 State: _____ Zip: _____

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02201523-020-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED