

A.P.N.: 1419-26-414-003
File No: 123-2649975 (VD)
R.P.T.T.: \$5,616.00

DOUGLAS COUNTY, NV
RPTT:\$5616.00 Rec:\$40.00
\$5,656.00 Pgs=2
04/28/2022 02:21 PM
2022-984304
FIRST AMERICAN TITLE IV
KAREN ELLISON, RECORDER

When Recorded Mail To: Mail Tax Statements To:
Joseph A Walker
3991 McArthur Blvd., #350
Newport Beach, CA 92660

GRANT, BARGAIN and SALE DEED

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

Steven R. Lynn, Trustee of The Steven and Cathie Lynn Revocable Trust UDT dated 12/4/1996

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

Joseph A Walker, an unmarried man

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

LOT 37 IN BLOCK F, AS SHOWN ON THE FINAL SUBDIVISION MAP, PLANNED UNIT DEVELOPMENT PD 05-001, MONTAÑA PHASE 2C, 2D, AND 2E, FILED FOR RECORD IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER, STATE OF NEVADA, ON DECEMBER 17, 2007, IN BOOK 1207, PAGE 3697, AS DOCUMENT NO. 714941, OFFICIAL RECORDS.

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.

Steven R. Lynn, Trustee of The Steven and
Cathie Lynn Revocable Trust

Steven R. Lynn
Steven R. Lynn, Trustee

STATE OF Washington)
: ss.
COUNTY OF Snohomish)

This instrument was acknowledged before me on
03/30/2022 by
**Steven R. Lynn, Trustee of The Steven and
Cathie Lynn Revocable Trust.**

Renee Hendricks
Notary Public
(My commission expires 08/09/2025)

RENEE HENDRICKS
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION # 193847
COMMISSION EXPIRES 08/09/2025

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
03/28/2022 under Escrow No. 123-2649975

Notarized online using audio-video communication

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 1419-26-414-003
- 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
- i) Other _____

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

- 3. a) Total Value/Sales Price of Property: \$1,440,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$1,440,000.00
- d) Real Property Transfer Tax Due \$5,616.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: Joseph A. Walker

Signature: as agent

Capacity: Buyer

Capacity: Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Steven R. Lynn, Trustee of The Steven and Cathie Lynn Revocable Trust

Address: 2838 Cloudburst Canyon Dr.

City: Minden

State: NV Zip: 89411

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Joseph A. Walker

Address: 3991 McArthur Blvd # 350

City: Newport Beach

State: CA Zip: 92660

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

Print Name: First American Title Insurance Company File Number: 123-2649975 VD/rc

Address: 940 Southwood Blvd, Suite 203

City: Incline Village State: NV Zip: 89451

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