

DOUGLAS COUNTY, NV

2022-984388

RPTT:\$1618.50 Rec:\$40.00

\$1,658.50 Pgs=2

04/29/2022 01:22 PM

FIRST CENTENNIAL - RENO (MAIN OFFICE)

KAREN ELLISON, RECORDER

APN: 1220-21-610-069

R.P.T.T.: \$1,618.50

Escrow No.: 22027238-SS

When Recorded Return To:

Luis Ruben Salas Gutierrez and Sandy

Karina Ramos

1334 Honeybee Lane

Gardnerville, NV 89460

Mail Tax Statements to:

Luis Ruben Salas Gutierrez and Sandy

Karina Ramos

1334 Honeybee Lane

Gardnerville, NV 89460

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Troy H. Orosco, a married man as his sole and separate property

do(es) hereby Grant, Bargain, Sell and Convey to

Luis Ruben Salas Gutierrez and Sandy Karina Ramos, husband and wife as joint tenants

all that real property situated in the Town of Gardnerville, County of Douglas, State of Nevada, described as follows:

Lot 461, of Gardnerville Ranchos Subdivision, Phase 6, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on May 29th, 1973, as Document No. 66512.

Assessors Parcel No.: 1220-21-610-069

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

Dated this 18 day of April, 2022.

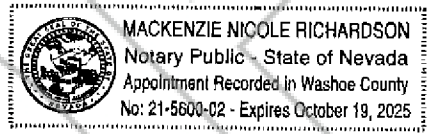
Troy H. Orasco
Troy H. Orasco

STATE OF NEVADA

COUNTY OF Washoe

This instrument was acknowledged before me on this 18 day of April, 2022 by Troy H. Orasco.

Mackenzie Nicole Richardson
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1220-21-610-069
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) Vacant Land b) Sgl. Fam. Residence
 c) Condo/Twnhse d) 2-4 Plex
 e) Apt. Bldg. f) Comm'l/Ind'l
 g) Agricultural h) Mobile Home
 Other: _____

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

3. a. Total Value/Sale Price of Property: \$415,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$415,000.00
 d. Real Property Transfer Tax Due: \$1,618.50

4. **IF EXEMPTION CLAIMED:**
 a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 100.00%

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 the 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: Troy H. Orsco Capacity: _____ Grantor
 Signature: _____ Capacity: _____ Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Troy H. Orsco
 Address: 1525 Pinto Ct.
 City: Luskin City
 State: NV Zip: 89401

Print Name: Luis Ruben Salas Gutierrez and Sandy K. Ramos
 Address: 1334 Honeybee Lane
 City: Gardnerville
 State: Nevada Zip: 89460

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

Print Name: First Centennial Title Company of Nevada Esc. #: 22027238-SS
 Address: 1450 Ridgeview Dr, Ste 100
 City: Reno State: NV Zip: 89519

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED