

A.P.N. No.:	1220-03-410-015
R.P.T.T.	
File No.:	
Recording Requested By:	
	Thomas and Laurill Tran
Mail Tax Statements To:	Same as below
When Recorded Mail To:	
	Thomas and Laurill Tran
	<i>99 Wellington Cutoff</i>
	<i>Wellington, NV 89444</i>



### GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Thomas Tran and Laurill Tran, husband and wife and Rick Nuzum, a married man as his sole and separate property who acquired title as an unmarried man all as joint tenants** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Thomas Tran and Laurill Tran, husband and wife as joint tenants**, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

Parcel 1, as shown on PARCEL MAP DP 20-0113 for Thomas Tran, Laurill Tran, Rick Nuzum, recorded in the office of the Douglas County Recorder on February 17, 2022, as File No. 2022-981336, 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: 4-22-2022

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

Thomas Tran

Thomas Tran

Laurill Tran

Laurill Tran

Rick Nuzum

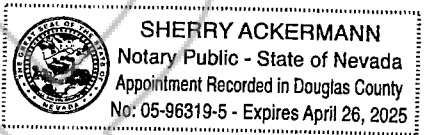
Rick Nuzum

State of Nevada )  
 ) ss  
County of Douglas )

This instrument was acknowledged before me on the 22 day of April, 2022  
By: Thomas Tran and Laurill Tran

Signature: [Signature]  
Notary Public

My Commission Expires: 4-26-2025

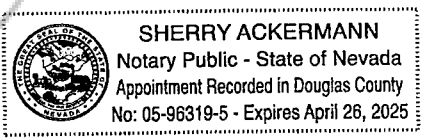


State of Nevada )  
 ) ss  
County of Douglas )

This instrument was acknowledged before me on the 22 day of April, 2022  
By Rick Nuzum

Signature: [Signature]  
Notary Public

My Commission Expires: 4-26-2025



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1220-03-410-015  
 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

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

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section 4  
 b. Explain Reason for Exemption: One joint tenant deeding to remaining joint tenants  
without consideration

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 Laurill Tran Capacity Grantor  
 Signature \_\_\_\_\_ Capacity Grantee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Rick Nuzum, Thomas Tran, Laurill Tran  
 Address: P.O. Box 3086  
 City: Gardnerville  
 State: NV Zip: 89410

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Thomas Tran and Laurill Tran  
 Address: 39 Wellington Cutoff  
 City: Wellington  
 State: NV Zip: 89444

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED