

DOUGLAS COUNTY, NV

2022-984812

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=2

05/10/2022 08:24 AM

TICOR TITLE - CC (NVTH3K)

KAREN ELLISON, RECORDER

E06

WHEN RECORDED MAIL TO:

Steven C. Ryan
756 Hornet Dr
Gardnerville, NV 89460

MAIL TAX STATEMENTS TO:

Steven C. Ryan
756 Hornet Dr
Gardnerville, NV 89460

Escrow No. 2201584-DKD

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)

APN No.: 1220-21-710-059

R.P.T.T. S 0.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Steven C. Ryan, an unmarried man, and Sabrina Marie Laney, a married woman, who acquired title as Steven C. Ryan and Sabrina M. Ryan, husband and wife, as joint tenants

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Steven C. Ryan, an unmarried man

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

Lot 573 as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 7, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on March 27, 1974, in Book 374, Page 676, as Document No. 72456, Official Records.

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

Signature and notary acknowledgement on page two.

Steven C. Ryan

Steven C. Ryan

Sabrina Marie Laney

Sabrina Marie Laney

STATE OF NEVADA
COUNTY OF Douglas

} ss:

This instrument was acknowledged before me on , May 7, 2022
by Steven C. Ryan and Sabrian Marie Laney

[Signature]

NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02201584.



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1220-21-710-059
 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: \$ 0.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 0.00
 d. Real Property Transfer Tax Due: \$ 0.00

4. **If Exemption Claimed**
 a. Transfer Tax Exemption, per NRS 375.090, Section 6
 b. Explain Reason for Exemption: Conveyance pursuant to decree of divorce, 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 [Signature] Capacity GRANTOR
 Signature Sabrina Marie Laney Capacity Grantor

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Steven C. Ryan and Sabrina Marie Laney
 Address: 756 Hornet Dr
 City: Gardnerville
 State: NV Zip: 89460

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Steven C. Ryan
 Address: 756 Hornet Dr
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02201584-010-DKD
 Address: 307 W. Winnie Lane Suite #1
 City, State, Zip: Carson City, NV 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED