

A.P.N.: 1420-07-511-010
File No: 143-2651584 (et)
R.P.T.T.: \$2,574.00

When Recorded Mail To: Mail Tax Statements To:
Steven P Radcliffe and Donna M Radcliffe
897 Meadow Vista Drive
Carson City, NV 89705

GRANT, BARGAIN and SALE DEED

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

Edward C. Sebek and Stacey V. Keyser, Successor Co-Trustees of the Denice K. Sebek
Revocable Living Trust dated 5/26/19

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

Steven P Radcliffe and Donna M Radcliffe, husband and wife as joint tenants with right of
survivorship

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

**LOT 14, IN BLOCK D, AS SHOWN ON THE FINAL MAP OF VALLEY VISTA ESTATES 1,
PHASE 1B FILED FOR RECORD IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER
ON JUNE 2, 1995 IN BOOK 695, PAGE 389 AS DOCUMENT NO. 363386, 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.

**This document was executed
in counter-part and
shall be deemed as one.**

Edward C. Sebek and Stacey V. Keyser,
Successor Co-Trustees of the Denice K. Sebek
Revocable Living Trust dated 9/26/19

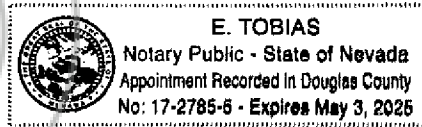
Edward C. Sebek
Edward C. Sebek, Successor Trustee

Stacey V. Keyser, Successor Trustee

STATE OF **NEVADA**)
) : **ss.**
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on 5.12.22 by
Edward C. Sebek and Stacey V. Keyser, Successor Co-Trustees.

[Signature]
Notary Public
(My commission expires: 5/3/25)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow
No. 143-2651584.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1420-07-511-010
 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$660,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$)
 c) Transfer Tax Value: \$660,000.00
 d) Real Property Transfer Tax Due \$2,574.00

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: [Signature]

Capacity: agent

Signature: _____

Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Denice K. Sebek Revocable Living

Steven P Radcliffe and

Address: Trust

Donna M Radcliffe

Address: 1000 Sunburst Dr

Address: 897 Meadow Vista Drive

City: Carson City

City: Carson City

State: NV Zip: 89705

State: NV Zip: 89705

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

Print Name: First American Title Insurance

File Number: 143-2651584 et/ et

Address: Company

Address: 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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