

<b>A.P.N. No.:</b>	1420-18-112-014
<b>R.P.T.T.</b>	\$0.00
<b>File No.:</b>	1678967 WLD
<b>Recording Requested By:</b>	
Stewart Title Company	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
Touraj Tajbakhsh	
11260 Donner Pass Road, C1 PMB1003	
Truckee, CA 96161	

DOUGLAS COUNTY, NV **2022-985102**  
RPTT:\$0.00 Rec:\$40.00  
\$40.00 Pgs=2 **05/16/2022 02:26 PM**  
STEWART TITLE COMPANY - NV  
KAREN ELLISON, RECORDER E05

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Narumol Tajbakhsh, Spouse to the Grantee herein, for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Touraj Tajbakhsh, a married man as his sole separate property,, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

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

Lot 2, in Block C, of VALLEY VISTA ESTATES II, UNIT 1, a Planned Unit Development according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on December 17, 1993, in Book 1293, at Page 3652, as Document No. 325265.

**\*SUBJECT TO:**

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

IT IS THE EXPRESS INTENT OF THE GRANTOR, BEING THE SPOUSE OF THE GRANTEE, TO CONVEY ALL RIGHT, TITLE AND INTEREST OF THE GRANTOR, COMMUNITY OR OTHERWISE, IN AND TO THE HEREIN DESCRIBED PROPERTY TO THE GRANTEE AS GRANTEE'S SOLE AND SEPARATE PROPERTY.

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: 5/16/2022

*[Handwritten Signature]*

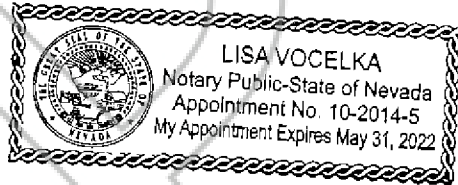
Narumol Tajbakhsh

State of Nevada )  
 ) ss  
County of Douglas )

This instrument was acknowledged before me on the 16<sup>th</sup> day of May, 2022  
By: Narumol Tajbakhsh

Signature: *[Handwritten Signature]*  
Notary Public

My commission expires: 5/31/22



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1420-18-112-014  
 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 \_\_\_\_\_

**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 5  
 b. Explain Reason for Exemption: Wife deeding off to Husband, no consideration

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 Grantor  
 Signature [Signature] Capacity Grantee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Narumol Tajbakhsh  
 Address: 11260 Donner Pass Road, C1 PMB1003  
 City: Truckee  
 State: CA Zip: 96161

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Touraj Tajbakhsh  
 Address: 11260 Donner Pass Road, C1 PMB1003  
 City: Truckee  
 State: CA Zip: 96161

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: Stewart Title Company Escrow # 1678967 WLD  
 Address: 1362 Hwy 395, Suite 109  
 City: Gardnerville State: NV Zip: 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED