

DOUGLAS COUNTY, NV

2022-985741

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

05/31/2022 02:19 PM

CA - OLD REPUBLIC TITLE COMPANY

KAREN ELLISON, RECORDER

E05

Assessor's Parcel No: 1319-30-520-007

Order No.: 2132015949/22027977-CT

The Grantors declare:
Documentary Transfer Tax is \$0.00

When Recorded Mail To:
(Tax Statements Same)
Jennie Nguyen and Ryan Kearns
2263 Muratura Way
El Dorado Hills, CA 95762

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged,

Rynell Korczak, a married woman as her sole and separate property

Do(es) hereby **GRANT, BARGAIN, SELL, and CONVEY** to

Rynell Korczak and Matthew Korczak, a married couple as joint tenants

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

See "Exhibit A" attached hereto and made a part hereof.

WITNESS my hand this 28 day of May, ~~2021~~ ²⁰²² *RK*

Rynell Korczak
Rynell Korczak

STATE OF ARIZONA)
) ss.
COUNTY OF COCHISE)

On this 28th day of MAY, ~~2021~~ ²⁰²², personally appeared before me, a Notary Public in and for said County and State, **RYNELL KORCZAK**, known to me to be the person(s) described in and who executed the foregoing instrument, who acknowledged to me that he/~~she~~/they executed the same freely and voluntarily and for the uses and purposes therein mentioned.

WITNESS my hand and official seal.

[Signature]
NOTARY PUBLIC

(seal)

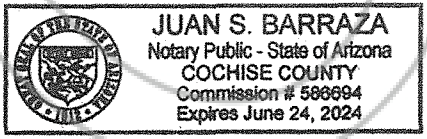


Exhibit "A"

The Land is described as follows:

Unit 7, in Lot 51, of the 6th Amended Map of Tahoe Village Unit No. 1, filed in the office of the County Recorder of Douglas County, Nevada, on May 25, 1982, as Document No. 68043, and Amended Map of Alpine Village, Unit No. 1, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on December 7th, 1971, as Document No. 55769.

Together with an undivided 1/30th interest in the Common Area as set forth on the Condominium Map of 6th Amended Map of Tahoe Village Unit No. 1, filed in the office of the County Recorder of Douglas County, Nevada, on May 25, 1982, as Document No. 68043

Assessors Parcel No.: 1319-30-520-007

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1319-30-520-007

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
NOTES: _____

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) _____ n/a
Transfer Tax Value: _____ n/a
Real Property Transfer Tax Due: _____ n/a

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 5
b. Explain Reason for Exemption: _____ addition of spouse, no sale _____

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 disallowance of any claimed exception, 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: Rynell Korczak Capacity Owner
Signature: Matthew Korczak Capacity Owner

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Rynell Korczak
Address: 1410 Plaza Seca
City: Sierra Vista
State: AZ Zip: 85635

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Rynell Korczak and Matthew Korczak
Address: 1410 Plaza Seca
City: Sierra Vista
State: AZ Zip: 85635

COMPANY/PERSON REQUESTING RECORDING
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Old Republic Title Company Esc. #: 2132015949-CC/22027977-CT
Address: 2482 Lake Tahoe Blvd.
City/State/Zip: South Lake Tahoe, California 96150