APN: 1420-33-112-001 R.P.T.T. #O.CO

Mail tax statements same as below

WHEN RECORDED MAIL TO: **Daniel James Judd** Wanda Judd 1298 Saddlebronc Ct. Minden, NV 89423

DOUGLAS COUNTY, NV Rec:\$40.00 Total:\$40.00

**ROANDERSON** 

2022-985833

06/02/2022 01:23 PM

Pgs=3



KAREN ELLISON, RECORDER

## BOUNDARY LINE ADJUSTMENT GRANT, BARGAIN, SALE DEED

THIS DEED IS PLACED OF RECORD FOR THE PURPOSE OF FACILITATING A BOUNDARY LINE ADJUSTMENT. THIS INDENTURE WITNESSETH: Daniel James Judd and Wanda Judd, husband and wife as joint tenants with right of survivorship, as Grantor in consideration of \$10.00, the receipt of which is hereby acknowleged, does herby Grant, Bargain Sell and Convey to Daniel James Judd and Wanda Judd, husband and wife as joint tenants with right of survivorship, as Grantee forever, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

### SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

BOUNDARY LINE ADJUSTMENT BETWEEN EXISTING PARCELS OF LAND, AS FURTHER DEPICTED AND SET FORTH ON THAT CERTAIN RECORD OF SURVEY IN SUPPORT OF BOUNDARY LINE ADJUSTMENT, RECORDED CONCURRENTLY HEREWITH.

STATE OF NEVADA )

)ss.

COUNTY OF DOUGLAS)

This instrument was acknowleged before me on May By Daniel James Judd and Wanda Judd

Signature

Notary Public



JANE GRAY NOTARY PUBLIC STATE OF NEVADA County of Douglas ly Commission Expires: August 21, 2023 Certificate No: 15-2416-5

# DESCRIPTION ADJUSTED LOT 148 (Current A.P.N. 1420-33-112-001)

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

All that portion of Lot 148 per the Final Subdivision Map of Wildhorse Unit 4, filed for record December 31, 1990 in the office of Recorder, Douglas County, Nevada as Document No. 241974 more particularly describes as follows:

#### **BEGINNING** at the northeast corner of said Lot 148:

Thence South 00°06'00" West, 106.75 feet;

thence along the arc of a curve to the right, having a radius of 25.00 feet, central angle of 115°22'37", and arc length of 50.34 feet;

thence along the arc of a reverse curve to the left, having a radius of 45.00 feet, central angle 54°08'13", and arc length of 42.52 feet to the southwest corner of said Lot 148;

thence North 25°35'07" West, 123.81 feet;

thence North 72°38'03" East, 63.23 feet;

thence South 89°54'00" East, 70.00 feet to the **POINT OF BEGINNING**, containing 13,186 square feet more or less.

The Basis of Bearing for this description is South 00°06'00" West, the east line of Lot 148 as shown on said Final Subdivision Map of Wildhorse Unit 4, filed for record December 31, 1990 in the office of Recorder, Douglas County, Nevada as Document No. 241974.

Prepared By: R.O. ANDERSON ENGINEERING, INC. Andrew R. Lindsay, P.L.S. 15441

P.O. Box 2229

Minden, Nevada 89423

# STATE OF NEVADA DECLARATION OF VALUE FORM

	Assessor Parcel Numbe	r(s)					
á	a) <u>1420-33-112-001</u>				/\		
ı	o)				( )		
(					\ \		
	d) (t				\ \		
	Type of Property:					_	
	a.□ Vacant Land	b.⊠ Single Fam. Res.			OPTIONAL USE ONLY		
(	c.□ Condo/Twnhse	d.□ 2-4 Plex	ľ	· 			
(	e.□ Apt. Bldg.	f. 🗆 Comm'l/Ind'l	Date	of Recording: _		i	
g	g.□ Agricultural	h.□ Mobile Home	Note	s:			
	☐ Other		I			_	
3. a. Total Value/Sales Price of Property					1	١,	
		sure Only (value of propert				-	
С	. Transfer Tax Value:		\$ 0.00			-	
d	. Real Property Transfer	r Tax Due	\$ 0.0	0		Š,	
				\ \		-	
4.	4. If Exemption Claimed:						
		ption per NRS 375.090, Se	76				
		Exemption: Boundary Li	70.			_	
		consideration recording de		ew legal descrip	tion		
	5. Partial Interest: Percentage being transferred:%						
The	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 N	to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.						
		01 0 11 /	Del 1	$\sim$			
Sig	nature Wandelle	a Dankanes	W Capaci	ty (57)	rantor		
	/ 1/2				rantee		
Sig	nature Wanda Cu	da Your Vans	Capaci	ty <u>G</u> Y	rantee		
		00000	_ /		•		
<b>ОТ.</b>	LED (ODANTOD) INC	ODWATION	Liver	(ODANTEE) I	VEODMATION		
SELLER (GRANTOR) INFORMATION			ROAF	R (GRANTEE) IN			
ela.	(REQUIRED)	It day and NAC at a load	Duis N	(REQUIRE			
40	nt Name: Daniel James		. Printin		mes Judd and Wanda		
Address: 1298 Saddlebronc Ct.			A alabasa	Judd 1208 Saddl	ahuana Ct		
	y: Minden	7im: 90422		s: 1298 Saddl	ebrone Gt.	—	
Sta	te: NV	Zip: 89423	City: State:	Minden, NV	Zip: 89423		
			State.	INV	Zip. <u>09423</u>	—	
CO	COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)						
	it Name:	OF OLIVE WECOVERING (I		n Aei I			
	lress:	<del>-//</del>	Escrow	"		_	
City	The state of the s	/ /	State:		Zip:		

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED