

DOUGLAS COUNTY, NV **2022-986375**
RPTT:\$2496.00 Rec:\$40.00
\$2,536.00 Pgs=2 **06/16/2022 12:23 PM**
STEWART TITLE COMPANY - NV
KAREN ELLISON, RECORDER

A.P.N. No.:	1320-33-817-004
R.P.T.T.	\$2,496.00
File No.:	1677182
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Colin Burrows and Courtney Burrows	
1451 Harvest Avenue	
Gardnerville, NV 89410	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Emeline Keeney, an unmarried woman who acquired title as a married woman as her sole and separate property and Shawn Keeney, an unmarried man** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Colin Burrows and Courtney Burrows, husband and wife as joint tenants**, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

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

Lot 4 in Block A, as shown on the Final Subdivision Map #1006-12 of CHICHESTER ESTATES PHASE 12, filed for record in the office of the County Recorder of Douglas, county, Nevada and recorded January 8, 2004, in Book 0104, at Page 2012, as Document No. 601490.

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: 6-3-2022

SIGNATURES AND NOTARY ON PAGE 2
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.

Em Keeney
Emeline Keeney

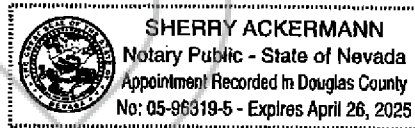
Shawn Keeney
Shawn Keeney

State of Nevada)
County of Douglas) ss

This instrument was acknowledged before me on the 3 day of June, 2022
By: Shawn Keeney

Signature: Shawn Keeney
Notary Public

My Commission Expires: 4-26-2025

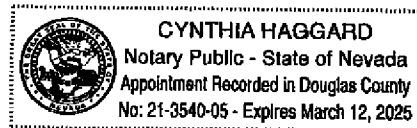


State of Nevada)
County of Douglas) ss

This instrument was acknowledged before me on the 7 day of June, 2022
By: Emeline Keeney

Signature: Cynthia Haggard
Notary Public

My Commission Expires: 3/12/2025



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1320-33-817-004
 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 \$ 639,900.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 639,900.00
 d. Real Property Transfer Tax Due \$ 2,496.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

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 SA Capacity Grantor Escrow
 Signature _____ Capacity Grantee _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Emeline Keeney and Shawn Keeney
 Address: 1158 Dapple
 City: Minden
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Colin Burrows and Courtney Burrows
 Address: 1451 Harvest Avenue
 City: Gardnerville
 State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 1677182
 Address: 1362 Hwy 395, Suite 109
 City: Gardnerville State: NV Zip: 89410