

DOUGLAS COUNTY, NV **2022-988013**
 RPTT:\$2067.00 Rec:\$40.00
 \$2,107.00 Pgs=2 08/01/2022 09:37 AM
 STEWART TITLE COMPANY - NV
 KAREN ELLISON, RECORDER

A.P.N. No.:	1320-30-111-003
R.P.T.T.	\$2,067.00
File No.:	1725437 MMB
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	Same as below
When Recorded Mail To:	
Mary E. O'Donnell, Trustee of the Mary E. O'Donnell 2022 Living Trust	
274 Macsnap Avenue	
Las Vegas, NV 89183	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Freedom 11 LLC** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Mary E. O'Donnell, Trustee of the Mary E. O'Donnell 2022 Living Trust**, 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:

Unit 29, in Block B, as shown on the final map of WESTWOOD PARK UNIT NO. IV, PHASE A, filed for record in the office of the County Recorder of Douglas county, State of Nevada, on March 4, 1993, in Book 393, Page 797, as Document No. 301078.

Together with an undivided 1/9th interest in and to the common area lying within the interior lines as set forth on map of WESTWOOD PARK UNIT NO. IV, PHASE A, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on March 4, 1993, in Book 393, Page 797, as Document No. 301078.

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: 7-27-2022

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



Freedom 11 LLC

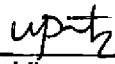


Charles I. McVicker, Managing Member

State of GEORGIA)

County of FORSYTH) ss

This instrument was acknowledged before me on the 27 day of JULY, 2022
By: Charles I. McVicker.

Signature: 
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1320-30-111-003
 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 \$ 530,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 530,000.00
 d. Real Property Transfer Tax Due \$ 2,067.00

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

5. Partial Interest: Percentage being transferred: _____ %

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 Managing Member
 Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Freedom 11 LLC
 Address: 941 Rainshadow Way
 City: Gardnerville
 State: NV Zip: 89460

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Mary E. O'Donnell, Trustee of the
Mary E. O'Donnell 2022 Living
Trust
 Address: 274 Macsnap Avenue
 City: Las Vegas
 State: NV Zip: 89183

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 1725437 MMB
 Address: 1362 Hwy 395, Suite 109
 City: Gardnerville State: NV Zip: 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED