

DOUGLAS COUNTY, NV

2022-988190

RPTT:\$3354.00 Rec:\$40.00

\$3,394.00 Pgs=2

08/05/2022 02:08 PM

FIRST CENTENNIAL - RENO (MAIN OFFICE)

KAREN ELLISON, RECORDER

APN: 1318-23-710-010
R.P.T.T.: \$3,354.00
Escrow No.: 22029170-DR
When Recorded Return To:
Realbay Property LLC, A California Limited
Liability Company
3320 Blackhawk Meadow Drive
Danville, CA 94506

Mail Tax Statements to:
Realbay Property LLC, A California Limited
Liability Company
3320 Blackhawk Meadow Drive
Danville, CA 94506

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Blaque Lyn Haston, Trustee of The Helen Walker Trust dated 6-15-2000

do(es) hereby Grant, Bargain, Sell and Convey to

Realbay Property LLC, A California Limited Liability Company

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

Lot 10, of Lakewood Knolls, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on May 29th, 1958, as Document No. 13163.

Assessors Parcel No.: 1318-23-710-010

Together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Page 2 of the Grant, Bargain, Sale Deed (signature page).

Escrow No.: 22029170-DR

Dated this 5 day of August, 2022.

The Helen Walker Trust


BY: Blaque Lyn Haston
Blaque Lyn Haston
Trustee

STATE OF NEVADA

COUNTY OF Douglas

This instrument was acknowledged before me on this 5 day of Aug, 2022, by
Blaque Lyn Haston, as Trustee of The Helen Walker Trust.

Dena Reed
Notary Public

 **DENA REED**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 03-80676-5 - Expires March 14, 2023

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-23-710-010
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) Vacant Land b) Sgl. Fam. Residence
 c) Condo/Twnhse d) 2-4 Plex
 e) Apt. Bldg. f) Comm'l/Ind'l
 g) Agricultural h) Mobile Home
 Other: _____

| FOR RECORDER'S OPTIONAL USE ONLY | |
|----------------------------------|------------|
| Document/Instrument No.: | _____ |
| Book _____ | Page _____ |
| Date of Recording: | _____ |
| Notes: | _____ |

3. a. Total Value/Sale Price of Property: \$860,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$860,000.00
 d. Real Property Transfer Tax Due: \$3,354.00

4. IF EXEMPTION CLAIMED:
 a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 100.00%

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 the 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: *Blaque Lyn Haston* Capacity: Grantor
 Signature _____ Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Blaque Lyn Haston, Trustee of The Helen Walker Trust dated 6-15-2000
 Address: 2890 S. Stockton Street #337
 City: Lodi
 State: CA Zip: 95240

Print Name: Realbay Property LLC, A California Limited Liability Company
 Address: 3320 Blackhawk Meadow Drive
 City: Danville
 State: California Zip: 94506

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: First Centennial Title Company of Nevada Esc. #: 22029170-DR
 Address: 896 W Nye Ln, Ste 104
 City: Carson City State: NV Zip: 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED