

DOUGLAS COUNTY, NV **2022-988523**
RPTT:\$2681.25 Rec:\$40.00
\$2,721.25 Pgs=2 **08/17/2022 09:39 AM**
STEWART TITLE COMPANY - NV
KAREN ELLISON, RECORDER

| | |
|---|----------------------|
| A.P.N. No.: | 1420-18-710-070 |
| R.P.T.T. | \$2,681.25 |
| File No.: | 1763543 AMG |
| Recording Requested By: | |
| Stewart Title Company | |
| Mail Tax Statements To: | <i>Same as below</i> |
| When Recorded Mail To: | |
| Katharina Lilliman and Douglas Lilliman | |
| 951 Chip Creek Court | |
| Minden, NV 89423 | |

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Mary Kelly Shanahan and Jeffrey Mark Turney, Trustess of The Shanahan-Turney Family Trust, dated March 31, 2010

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

Katharina Lilliman and Douglas Lilliman, wife and husband, as Joint Tenants with Rights of Survivorship,

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 55 in Block B, as set forth on that certain FINAL MAP LDA #99-54-1A for SUNRIDGE HEIGHTS III, Phase 1A, a Planned Unit Development, recorded in the office of the Douglas County Recorder on August 1, 2002, in Book 0802, Page 22, as Document No. 548492, and as shown on the AMENDED FINAL MAP LDA #99-54-1A for SUNRIDGE HEIGHTS III, Phase 1A, a Planned Unit Development, recorded in the office of the Douglas County Recorder on December 29, 2003, in Book 1203, Page 12019, as Document No. 600647.

***SUBJECT TO:**

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.
3. [Enter Data]

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: 8/12/22

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

The Shanahan-Turney Family Trust, dated March 31, 2010

By: [Signature] Date: 8/12/22
Mary Kelly Shanahan, Trustee

By: [Signature] Date: 8/12/22
Jeffrey Mark Turney, Trustee

State of Nevada)
County of Carson City) ss

This instrument was acknowledged before me on the 12th day of August, 2022
By: Mary Kelly Shanahan and Jeffrey Mark Turney as Trustees of The Shanahan-Turney Family Trust, dated March 31, 2010

Signature: [Signature]
Notary Public

My Commission Expires: 10-18-2023



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1420-18-710-070
 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 \$ 687,500.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 687,500.00
 d. Real Property Transfer Tax Due \$ 2,681.25

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 *A Claypool* Capacity _____ Agent _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Mary Kelly Shanahan and Jeffrey Mark Turney, Trustees of The Shanahan-Turney Family Trust, dated March 31, 2010
 Address: PO Box 16707
 City: South Lake Tahoe
 State: CA Zip: 96151

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Katharina Lilliman and Douglas Lilliman
 Address: 951 Chip Creek Court
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 1763543 AMG
 Address: 2310 S. Carson Street, Suite 5A
 City: Carson City State: NV Zip: 89701

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED