

DOUGLAS COUNTY, NV **2022-989359**
RPTT:\$0.00 Rec:\$40.00
\$40.00 Pgs=2 09/12/2022 03:31 PM
STEWART TITLE COMPANY - NV
KAREN ELLISON, RECORDER E05

A.P.N. No.:	1022-09-001-008
R.P.T.T.	\$0.00
File No.:	1775344 MMB
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	Same as below
When Recorded Mail To:	
Timothy C. Taylor	
1489 S. Riverview Drive	
Gardnerville, NV 89460	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Beth Taylor, Spouse to the Grantee herein**, for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Timothy C. Taylor, a married man as his sole and separate property**, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

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

Lot 128 as shown on the plat of TOPAZ RANCH ESTATES UNIT NO. 3, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on March 31, 1969, in Book 1 of Maps, Page 221, as Document No. 44091.

***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.

IT IS THE EXPRESS INTENT OF THE GRANTOR, BEING THE SPOUSE OF THE GRANTEE, TO CONVEY ALL RIGHT, TITLE AND INTEREST OF THE GRANTOR, COMMUNITY OR OTHERWISE, IN AND TO THE HEREIN DESCRIBED PROPERTY TO THE GRANTEE AS GRANTEE'S SOLE AND SEPARATE PROPERTY.

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: August 29, 2022

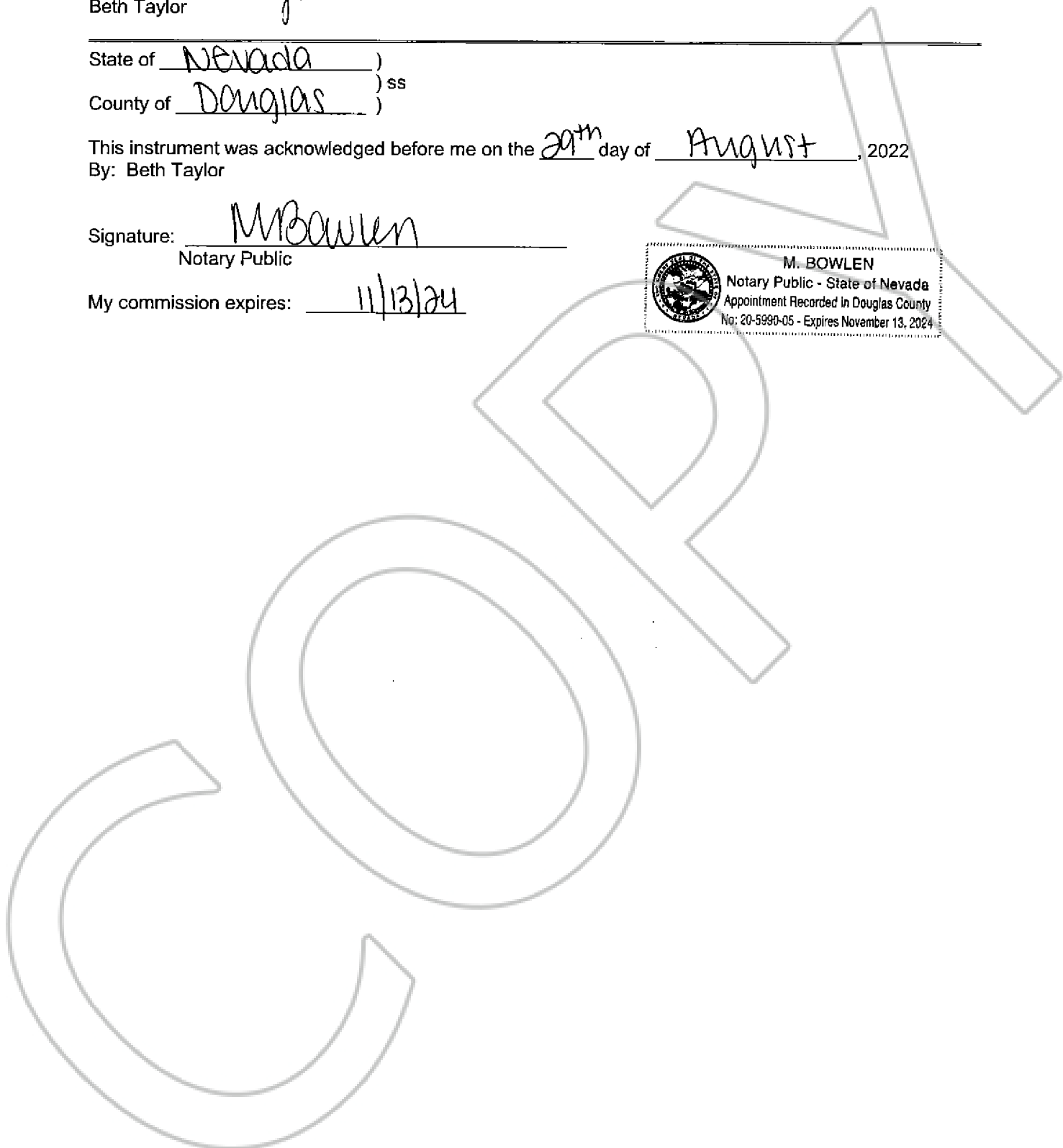
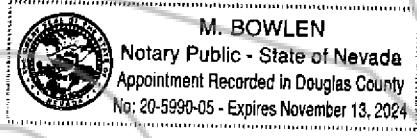
Beth Taylor
Beth Taylor

State of Nevada)
County of Douglas) ss

This instrument was acknowledged before me on the 29th day of August, 2022
By: Beth Taylor

Signature: M. Bowlen
Notary Public

My commission expires: 11/13/24



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1022-09-001-008
 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 \$ 0.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 0.00
 d. Real Property Transfer Tax Due \$ 0.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 5
 b. Explain Reason for Exemption: Wife Deeding off to Husband

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 MBowlen Capacity Escrow Officer
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Beth Taylor
 Address: 1489 S. Riverview Drive
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Timothy C. Taylor
 Address: 1489 S. Riverview Drive
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 1775344 MMB
 Address: 1362 Hwy 395, Suite 109
 City: Gardnerville State: NV Zip: 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED