

DOUGLAS COUNTY, NV

2022-991070

RPTT:\$1950.00 Rec:\$40.00

\$1,990.00 Pgs=4

10/24/2022 11:01 AM

TICOR TITLE - RENO (LAKESIDE)

KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:

Douglas Allen Araujo
2639 Wildrye Court
Minden, NV 89423

MAIL TAX STATEMENTS TO:

Same as above

Escrow No. 2203214-SL

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1420-33-410-013

R.P.T.T. \$1,950.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Heather Silander, Successor Trustee of The Richard Allen Selcke Living Trust, dated February 24, 2020

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Douglas Allen Araujo, a married man as his sole and separate property

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

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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

Signature and notary acknowledgement on page two.

The Richard Allen Selcke Living Trust,
dated February 24, 2020

Heather Silander, Successor Trustee
Heather Silander, Successor Trustee

STATE OF Michigan
COUNTY OF Washtenaw

} ss:

This instrument was acknowledged before me on , 10-14-2022
by Heather Silander

Velita Faulk
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02203214.

VELITA A FAULK
Notary Public - State of Michigan
County of Wayne
My Commission Expires Jan 19, 2026
Acting in the County of Washtenaw

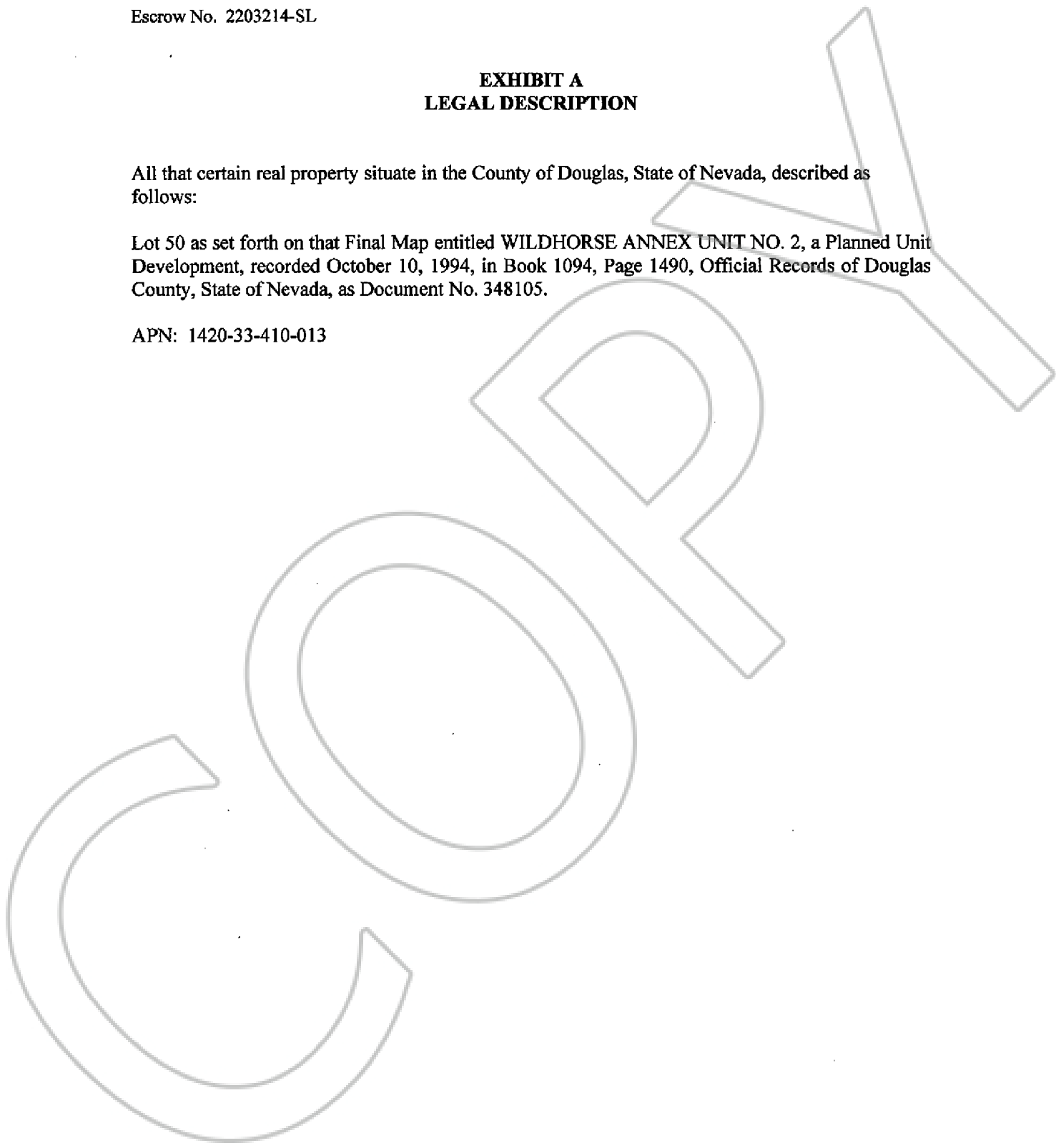
Escrow No. 2203214-SL

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 50 as set forth on that Final Map entitled WILDHORSE ANNEX UNIT NO. 2, a Planned Unit Development, recorded October 10, 1994, in Book 1094, Page 1490, Official Records of Douglas County, State of Nevada, as Document No. 348105.

APN: 1420-33-410-013





Douglas County Recorder's Office

Karen Ellison, Recorder

<http://recorder.co.douglas.nv.us>

kellison@co.douglas.nv.us

(775) 782-9027

LEGIBILITY NOTICE

The Douglas County Recorder's Office has determined that the attached document may not be suitable for recording by the method used by the Recorder to preserve the Recorder's records. The customer was advised that copies reproduced from the recorded document would not be legible. However, the customer demanded that the document be recorded without delay as the parties right may be adversely affected because of a delay in recording. Therefore, pursuant to NRS 247.120 (3), the County Recorder accepted the document conditionally, based on the undersigned's representation (1) that a suitable copy will be submitted at a later date (2) it is impossible or impracticable to submit a more suitable copy.

By my signing below, I acknowledge that I have been advised that once the document has been microfilmed, it may not reproduce a legible copy.

Signature

October 19, 2022

Date

Tammy May

Printed Name

MAILING ADDRESS: P.O. Box 218, Minden, Nevada 89423

Main phone (775) 782-9025 - FAX (775) 783-6413

STATE OF NEVADA DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)
 a. 1420-33-410-013
 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
 i. Other _____

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property: \$ 500,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 500,000.00
 d. Real Property Transfer Tax Due: \$ 1,950.00

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 Heather Silander Capacity _____
 Signature [Handwritten Signature] Capacity Agent

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Heather Silander, Successor Trustee of The Richard Allen Selcke Living Trust, dated February 24, 2020
 Address: 2639 Wildrye Ct
 City: Minden
 State: Zip: NV 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Douglas Araujo Allen
 Address: 2639 Wildrye Ct
 City: Minden
 State: Zip: NV 89423

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02203214-004-SL
 Address: 3655 Lakeside Drive
 City, State, Zip: Reno, NV 89509

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED