

DOUGLAS COUNTY, NV **2022-991333**
RPTT:\$1755.00 Rec:\$40.00
\$1,795.00 Pgs=3 11/02/2022 09:40 AM
SIGNATURE TITLE - ZEPHYR COVE
KAREN ELLISON, RECORDER

A.P.N.: 1319-19-212-033

RECORDING REQUESTED BY:
Signature Title Company LLC
212 Elks Point Road, Suite 445, P.O. Box 10297
Zephyr Cove, NV 89448

**MAIL RECORDED DOCS AND
TAX STATEMENTS TO:**

MRJ NV Properties LLC
40 Inverary
Trabuco Canyon, CA 92679

Escrow No.: ZC3445-JL

RPTT \$1,755.00

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Rodney Dotson, an unmarried man

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell, and Convey to:

MRJ NV Properties LLC, a Nevada limited liability company

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

See Attached Exhibit "A"

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

Signature Page attached and made a part hereof.

Rodney Dotson
Rodney Dotson

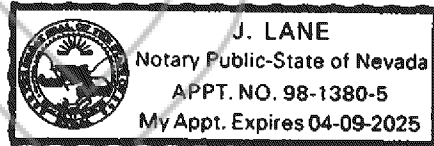
STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on 10-31-2022

by Rodney Dotson

Jane
Notary Public (seal)



LEGAL DESCRIPTION

EXHIBIT "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, AND IS DESCRIBED AS FOLLOWS:

Parcel C as shown on the Parcel Map for Thelmar Corporation, filed in the office of the Recorder of Douglas County, State of Nevada on June 13, 1977, Document No. 10042, being a subdivision of Lot 506, as shown on THE SECOND AMENDED MAP OF SUMMIT VILLAGE, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on January 13, 1969, as Document No. 43419,

Together with that portion designated as open space as shown on said parcel map to be used for recreational purposes, access and egress to Parcels A, B, C, and D as dedicated jointly to Parcels A, B, C, and D.

APN: 1319-19-212-033

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1319-19-212-033
- 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 RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$450,000.00
 Transfer Tax Value \$450,000.00
 Real Property Transfer Tax Due: \$1,755.00

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 *Rodney Dotson*

Grantor _____

Signature _____

Grantee _____

SELLER (GRANTOR) INFORMATION
(Required)

BUYER (GRANTEE) INFORMATION
(Required)

Print Name: Rodney Dotson
 Address: PO Box 3598
Stateline, NV 89449

Print Name: MRJ NV Properties LLC, a Nevada limited liability company
 Address: 40 Inverary
Trabuco Canyon, CA 92679

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

Print Name: Signature Title Company LLC Escrow #: ZC3445-JL
 Address: 212 Elks Point Road, Suite 445, P.O. Box 10297, Zephyr Cove, NV 89448