

DOUGLAS COUNTY, NV

2022-992873

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

12/29/2022 03:07 PM

TICOR TITLE - CC (NVTH3K)

KAREN ELLISON, RECORDER

E03

WHEN RECORDED MAIL TO:

Jason Elrod
Debra Elrod
983 Bella Rosa Dr.
Minden, NV 89423

MAIL TAX STATEMENTS TO:

Same as above

Escrow No. 2204694-DC1

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.: 1419-34-310-009

R.P.T.T. \$ 0.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

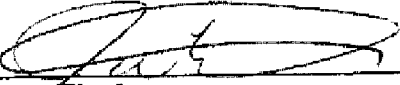
THIS INDENTURE WITNESSETH: That Jason Elrod and Debra Elrod, Husband and Wife, as Joint Tenants, who acquired title as Jason Elrod and Debi Elrod, Husband and Wife, as Joint Tenants

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Jason Elrod and Debra Elrod, Husband and Wife, as Joint Tenants

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.



Jason Elrod

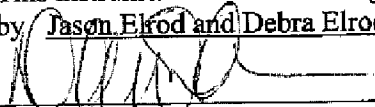


Debra Elrod, AKA Debi Elrod

STATE OF NEVADA
COUNTY OF ~~BOULDER~~ CLARK DC Carson City


} ss:

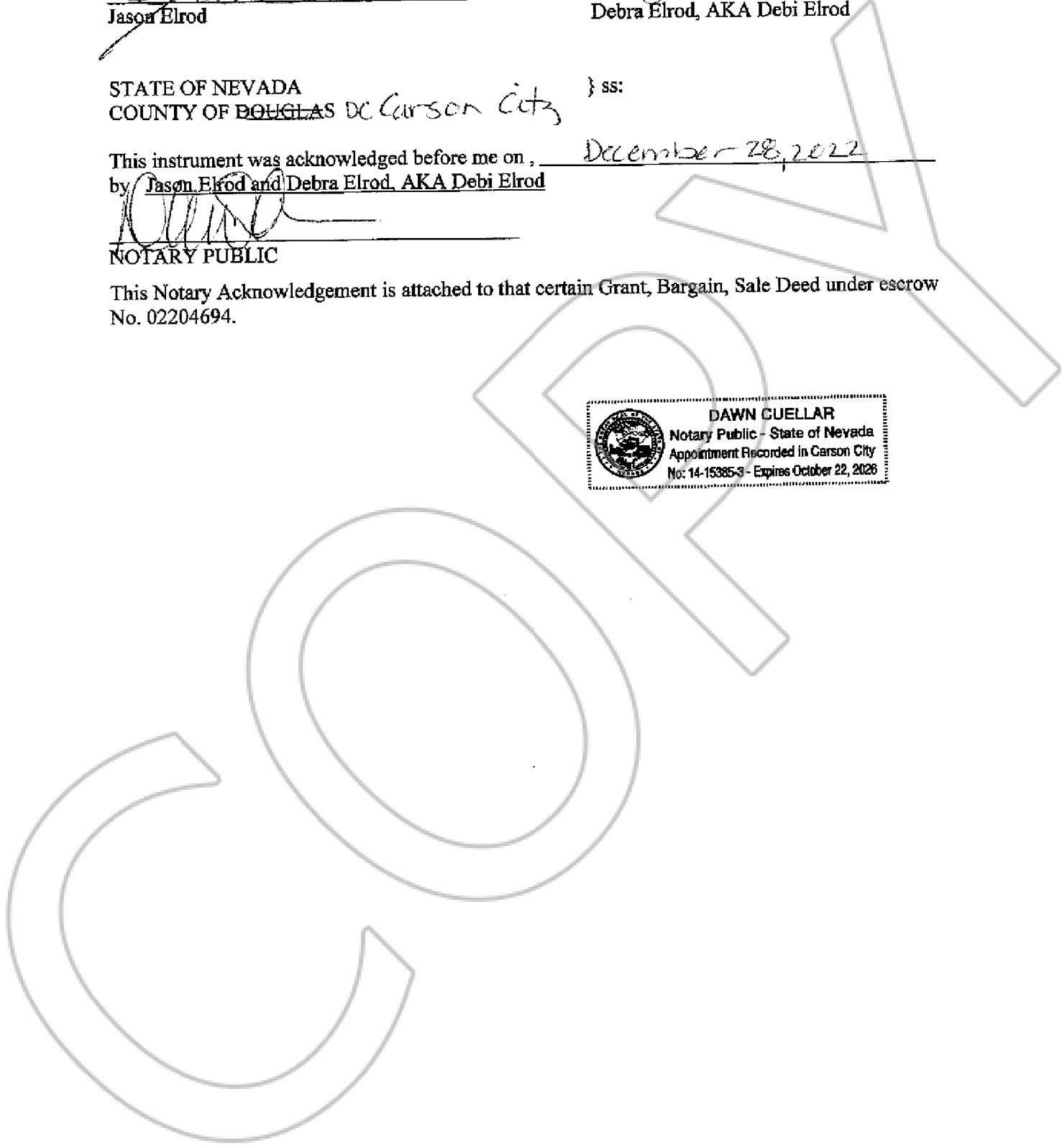
This instrument was acknowledged before me on, December 28, 2022
by Jason Elrod and Debra Elrod, AKA Debi Elrod



NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02204694.


DAWN CUELLAR
Notary Public - State of Nevada
Appointment Recorded in Carson City
No: 14-15385-3 - Expires October 22, 2026



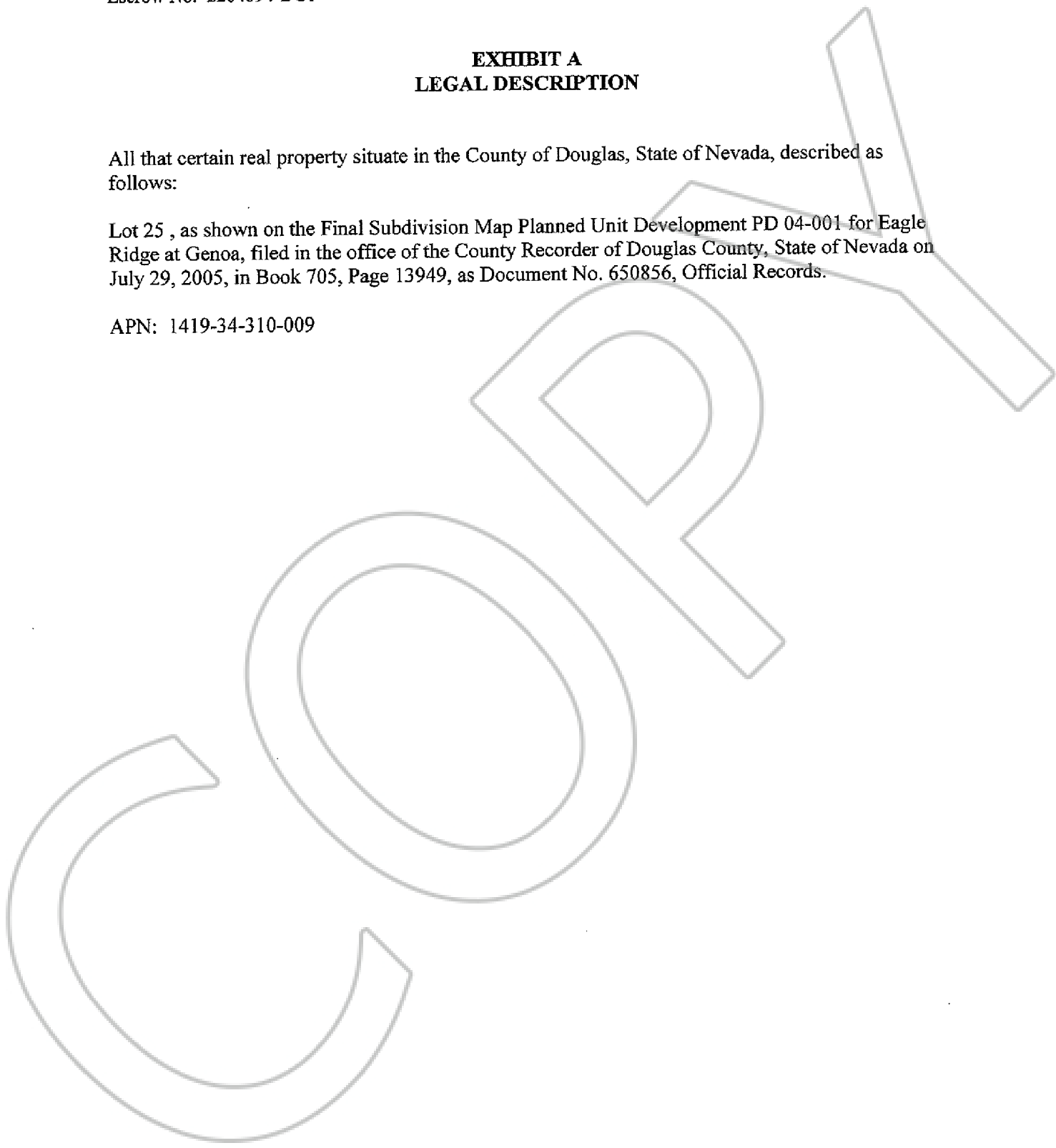
Escrow No. 2204694-DC1

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 25 , as shown on the Final Subdivision Map Planned Unit Development PD 04-001 for Eagle Ridge at Genoa, filed in the office of the County Recorder of Douglas County, State of Nevada on July 29, 2005, in Book 705, Page 13949, as Document No. 650856, Official Records.

APN: 1419-34-310-009



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1419-34-310-009
- 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. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ _____
) \$ _____
 Transfer Tax Value \$ _____
 Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section 3
- b. Explain Reason for Exemption: Fixing Debra's name from Vesting Deed recorded 5/3/2021 as Document # 966752

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 [Signature] Capacity Agent
 Signature _____ Capacity _____

| SELLER (GRANTOR) INFORMATION (REQUIRED) | BUYER (GRANTEE) INFORMATION (REQUIRED) |
|--|---|
| Print Name: <u>Jason Elrod & Debra Elrod, AKA Debi Elrod</u> | Print Name: <u>Jason Elrod & Debra Elrod</u> |
| Address: <u>983 Bella Rosa Dr. Minden, NV 89423</u> | Address: <u>983 Bella Rosa Dr. Minden, NV 89423</u> |
| City, State, Zip | City, State Zip |

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 2204694-DC1
 Address: 307 W. Winnie Lane Suite #1
 City, State, Zip: Carson City, NV 89703