

DOUGLAS COUNTY, NV **2023-1000562**  
RPTT:\$5265.00 Rec:\$40.00  
\$5,305.00 Pgs=2 **09/18/2023 02:11 PM**  
STEWART TITLE COMPANY - NV  
SHAWNYNE GARREN, RECORDER

<b>A.P.N. No.:</b>	1419-26-710-008
<b>R.P.T.T.</b>	\$5,265.00
<b>File No.:</b>	2102726 AMG
<b>Recording Requested By:</b>	
<b>Stewart Title Company</b>	
<b>Mail Tax Statements To:</b>	<i>Same as below</i>
<b>When Recorded Mail To:</b>	
The Aljian Family Revocable Trust	
2871 Cloudburst Canyon Drive	
Genoa, NV 89411	

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**Stephen H Neff and Teresa R Neff, husband and wife, as Community Property with Right of Survivorship**

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

**Jim Aljian and Denise Aljian, Trustees of the Aljian Family Revocable Trust**

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

Lot 34, in Block E, of the Final Subdivision Map, a Planned Unit Development, PD-0016/LDA 02-008 for CANYON CREEK MEADOWS, PHASE 1, filed in the office of the Douglas County Recorder on February 11, 2004 in Book 0204, at Page 4470, as Document No. 604356.

\*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: 9/14/2023

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

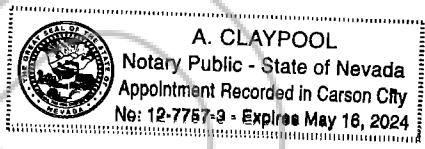
Stephen H. Neff  
Stephen H Neff

Teresa R Neff  
Teresa R Neff

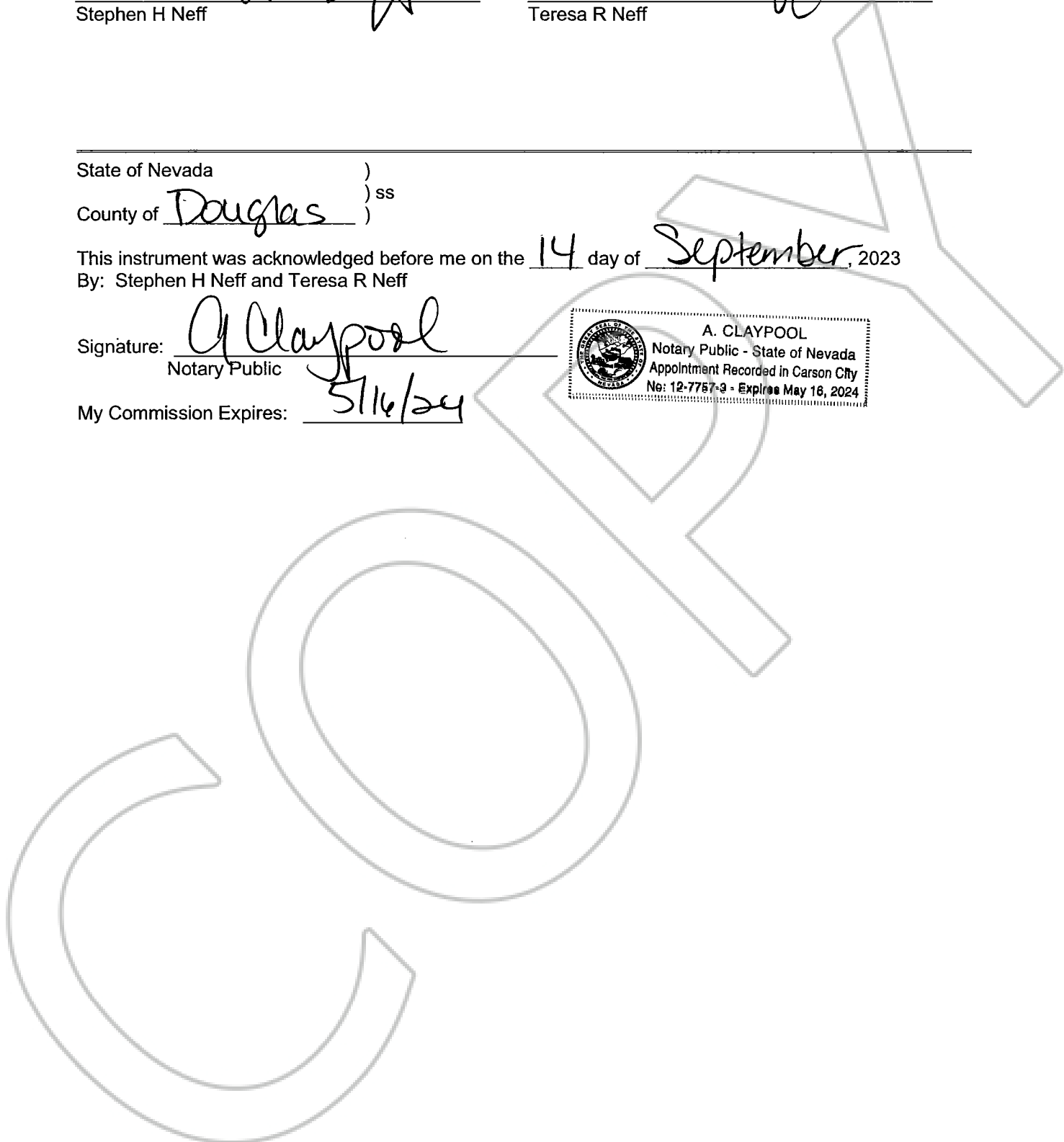
State of Nevada )  
County of Douglas ) ss

This instrument was acknowledged before me on the 14 day of September, 2023  
By: Stephen H Neff and Teresa R Neff

Signature: A. Claypool  
Notary Public



My Commission Expires: 5/16/24



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1419-26-710-008  
 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'/Ind'l  
 g.  Agricultural                        h.  Mobile Home  
 Other \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property                      \$ 1,350,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    (                      )  
 c. Transfer Tax Value:    \$ 1,350,000.00  
 d. Real Property Transfer Tax Due                                \$ 5,265.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred: 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: Stephen H Neff and Teresa R Neff  
 Address: 2350 Estates Drive  
 City: Fairfield  
 State: CA Zip: 94533

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Jim Aljian and Denise Aljian  
 Address: 2871 Cloudburst Canyon Drive  
 City: Genoa  
 State: NV Zip: 89411

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: Stewart Title Company Escrow # 2102726 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