

A.P.N. 1420-29-711-011

When recorded mail to:
Jessica C. Prunty, Esq.
PRUNTY LAW, PC
111 W. Telegraph St., Suite 202
Carson City, NV 89703



SHAWNYNE GARREN, RECORDER

E03

Mail tax statements to:
Patrick Mark Ghan and Heidi Gisela Ghan
1157 Country Club Drive
Minden, Nevada 89423

The undersigned hereby affirms that this document, including exhibits, hereby submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030)

GRANT DEED

THIS INDENTURE WITNESSETH: That Patrick Mark Ghan and Heidi Gisela Ghan, husband and wife as joint tenants, in consideration of the sum of \$10.00, receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey to P. Mark Ghan and Heidi G. Ghan, husband and wife as community property with rights of survivorship, all the real property situated in the County of Douglas, State of Nevada, commonly known as 1157 Country Drive, Minden, Nevada 89423, and more particularly described as:

Lot 42, Block D of SARATOGA SPRINGS ESTATES, UNIT 1, as shown on the Official Map recorded in the office of the County Recorder on June 16, 1990, in Book 690, Page 525, as Document No. 227472.

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[REMAINDER OF PAGE LEFT INTENTIONALLY BLANK]

TOGETHER WITH all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS my hand this 20th day of September, 2023.

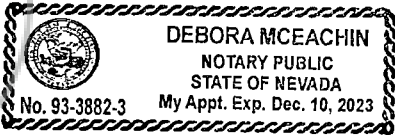
Patrick Mark Ghan
Patrick Mark Ghan
Heidi G. Ghan
Heidi Gisela Ghan

ACKNOWLEDGMENT

STATE OF NEVADA)
)ss.
CARSON CITY)

On this 20th day of September, 2023, personally appeared before me, a Notary Public, Patrick Mark Ghan and Heidi Gisela Ghan, personally known (or proved) to me to be the persons whose names are subscribed to the above instrument and who acknowledged to me that they executed the above instrument.

Debora McEachin
Debora McEachin, Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1420-29-711-011
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|-----------------------------|--------------|--|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input checked="" type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | Other | | |

FOR RECORDERS OPTIONAL USE ONLY	
Notes:	_____

3. Total Value/Sales Price of Property:

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

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 3
- b. Explain Reason for Exemption: Transfer from joint tenants to individuals as husband and wife as community property with rights of survivorship.

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 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 P. Mark Ghan Capacity Grantor/sGrantees
 Signature Heidi G. Ghan Capacity Grantors/Grantees

SELLER (GRANTOR) INFORMATION — BUYER (GRANTEE) INFORMATION

(REQUIRED)
Print Name: Patrick Mark & Heidi Gisela Ghan
Address: 1157 Country Club Drive
City: Minden
State: Nevada **Zip:** 89423

(REQUIRED)
Print Name: P. Mark & Heidi G. Ghan
Address: 1157 Country Club Drive
City: Minden
State: Nevada **Zip:** 89423

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)
Print Name: Prunty Law, PC **Escrow #** none
Address: 111 W. Telegraph St Ste 202
City: Carson City **State:** NV **Zip:** 89703