

DOUGLAS COUNTY, NV **2023-1001508**
RPTT:\$3900.00 Rec:\$40.00
\$3,940.00 Pgs=2 **10/17/2023 02:01 PM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
SHAWNYNE GARREN, RECORDER

APN: 1318-10-312-023
R.P.T.T.: \$3,900.00
Escrow No.: 23037110-DR
When Recorded Return To:
Christiaan Simon and Brandi Milloy
709 E. Pine Ave
El Segundo, CA 90245

Mail Tax Statements to:
Christiaan Simon and Brandi Milloy
709 E. Pine Ave
El Segundo, CA 90245

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Damon Partridge and Kristine Partridge, husband and wife, as joint tenants with right of survivorship

do(es) hereby Grant, Bargain, Sell and Convey to

Christiaan Simon and Brandi Milloy, husband and wife, as joint tenants with right of survivorship

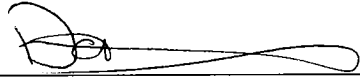
all that real property situated in the County of Douglas , State of Nevada, described as follows:

Lot 41, of Amended Plat of Zephyr Knolls, Phase 2, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on July 5th, 1957, as Document No. 12415.

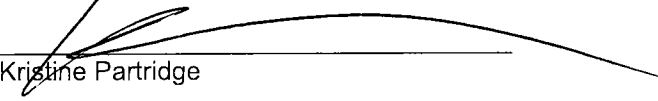
Assessors Parcel No.: 1318-10-312-023

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

Dated this 10 day of October, 2023.



Damon Partridge

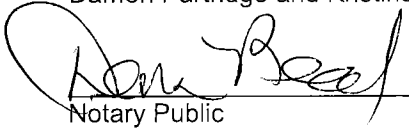


Kristine Partridge

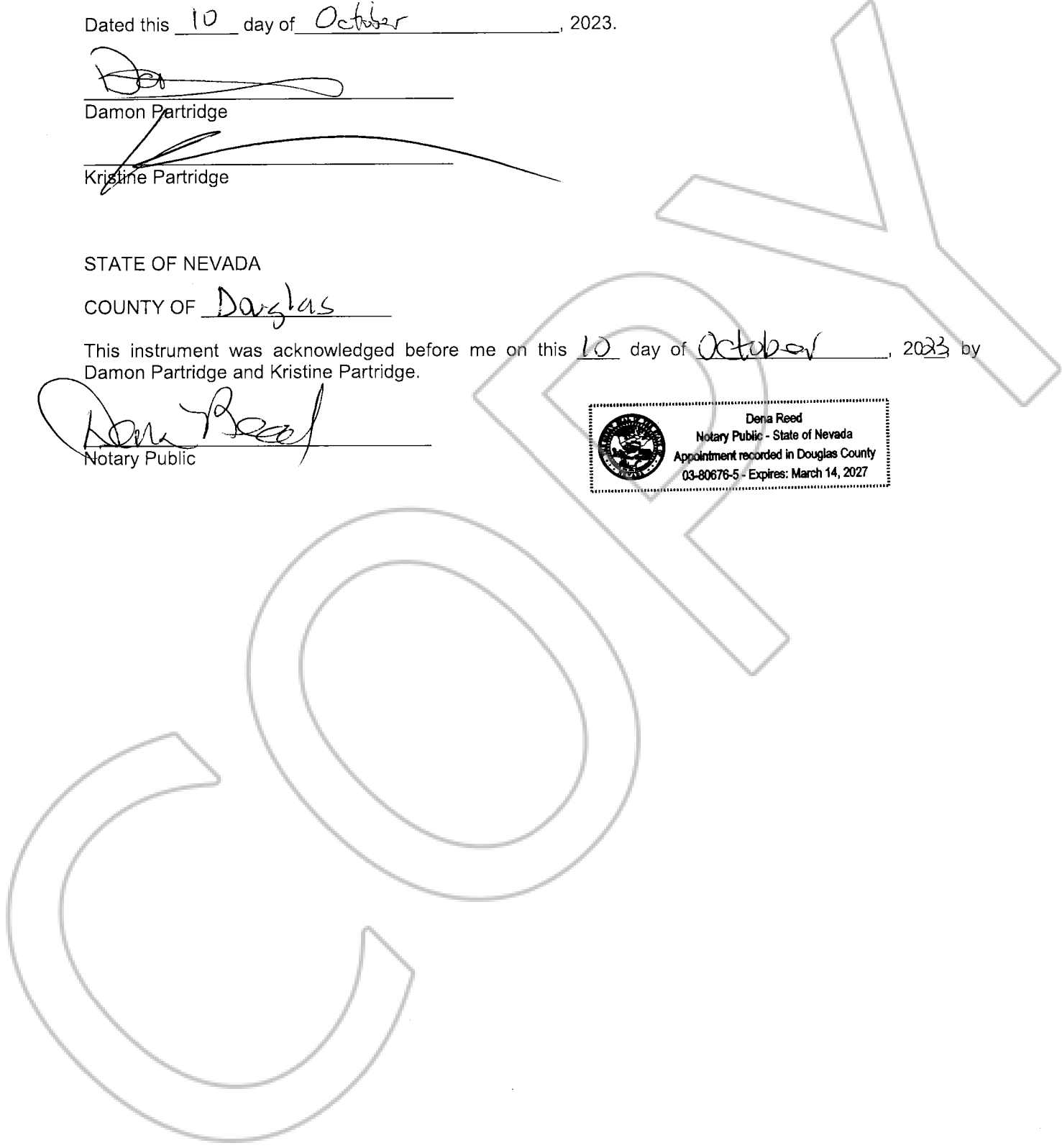
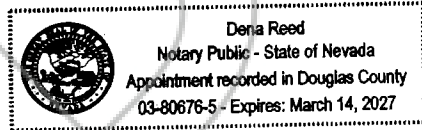
STATE OF NEVADA

COUNTY OF Douglas

This instrument was acknowledged before me on this 10 day of October, 2023 by Damon Partridge and Kristine Partridge.



Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-10-312-023
 b) _____
 c) _____
 d) _____

2. Type of Property:
- | | |
|--|--|
| a) <input type="checkbox"/> Vacant Land | b) <input checked="" type="checkbox"/> Sgl. Fam. Residence |
| c) <input type="checkbox"/> Condo/Twnhse | d) <input type="checkbox"/> 2-4 Plex |
| e) <input type="checkbox"/> Apt. Bldg. | f) <input type="checkbox"/> Comm'l/Ind'l |
| g) <input type="checkbox"/> Agricultural | h) <input type="checkbox"/> Mobile Home |
| <input type="checkbox"/> Other: _____ | |

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

- | | |
|---|-----------------------|
| 3. a. Total Value/Sale Price of Property: | <u>\$1,000,000.00</u> |
| b. Deed in Lieu of Foreclosure Only (value of property) | <u>(\$0.00)</u> |
| c. Transfer Tax Value: | <u>\$1,000,000.00</u> |
| d. Real Property Transfer Tax Due: | <u>\$3,900.00</u> |

4. IF EXEMPTION CLAIMED:
- a. Transfer Tax Exemption, per NRS 375.090, Section: _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 100.00%

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 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: [Signature] Capacity: _____ Grantor

Signature: _____ Capacity: _____ Grantee

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: <u>Damon Partridge and Kristine Partridge</u>	Print Name: <u>Christiaan Simon and Brandi Milloy</u>
Address: <u>PO Box 1495</u>	Address: <u>709 E. Pine Ave</u>
City: <u>Zephyr Cove</u>	City: <u>El Segundo</u>
State: <u>NV</u> Zip: <u>89448</u>	State: <u>California</u> Zip: <u>90245</u>

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

Print Name: First Centennial Title Company of Nevada Esc. #: 23037110-DR

Address: 896 W Nye Ln, Ste 104

City: Carson City State: NV Zip: 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED