

DOUGLAS COUNTY, NV **2023-1001745**  
RPTT:\$2535.00 Rec:\$40.00  
\$2,575.00 Pgs=3 10/25/2023 11:45 AM  
SIGNATURE TITLE - MINDEN  
SHAWNYNE GARREN, RECORDER

**A.P.N.: 1320-32-813-007**

**RECORDING REQUESTED BY:**  
**Signature Title Company LLC**  
**1664 Highway 395 Suite 106**  
**Minden, NV 89423**

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

**David Eric Lofgren**  
**1456 Douglas Ave**  
**Gardnerville, NV 89410**

**Escrow No.: 710253-NF**

RPTT \$2,535.00

## **GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That

**Scott Allan Beatty and Pamela Lee Beatty, Trustees or their successors in Trust, under the Scott Allan Beatty and Pamela Lee Beatty Revocable Living Trust, dated August 10, 2021**

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

**David Eric Lofgren, An Unmarried Man**

all that real property in the City of Gardnerville, 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.**

Scott Allan Beatty and Pamela Lee Beatty, Trustees or their successors in Trust, under the Scott Allan Beatty and Pamela Lee Beatty Revocable Living Trust, dated August 10, 2021

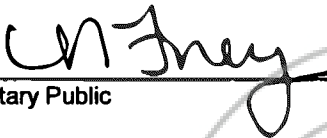
  
By: Scott Allan Beatty, Trustee

  
By: Pamela Lee Beatty, Trustee

STATE OF NEVADA } ss:  
COUNTY OF DOUGLAS

This instrument was acknowledged before me on 10/18/2023

by SCOTT ALLAN BEATTY AND PAMELA LEE BEATTY

  
Notary Public (seal)



**EXHIBIT A"**

**Lot 4, in Block B, of Hawkins Addition to the Town of Gardnerville, Douglas County, according to the Map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on May 16, 1915, as Document No. 3000**

**Excepting therefrom that portion conveyed to Donald Lee Cox, et ux, by deed recorded March 19, 1971, in Book 85, of Official Records, at Page 32, Douglas County, Nevada**

**APN #: 1320-32-813-007**



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 1320-32-813-007
- 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

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

**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property) \$650,000.00  
Transfer Tax Value \$650,000.00  
Real Property Transfer Tax Due: \$2,535.00

**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 W. Frey      Agent  
Signature \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(Required)**

Scott Allan Beatty and  
Pamela Lee Beatty,  
Trustees or their successors  
in Trust, under the Scott  
Allan Beatty and Pamela  
Lee Beatty Revocable Living  
Trust, dated August 10,  
2021

Print Name: 2021  
Address: 78441 Desert Willow  
Palm Desert, CA 92211

**BUYER (GRANTEE) INFORMATION**  
**(Required)**

Print Name David Eric Lofgren  
Address: 1456 Douglas Ave  
Gardnerville, NV 89410

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

Print Name: Signature Title Company LLC      Escrow #: 710253-NF  
Address: 1664 Highway 395 Suite 106, Minden, NV 89423