

APN: 1319-30-627-012

After Recording, Mail to:

Lane M. Koslow
P.O. Box 1847
Green Cove Springs, FL 32043

Mail Tax Statements to:

same



SHAWNYNE GARREN, RECORDER

The undersigned affirms that this document does not contain the social security number of any person. (NRS 239B.030).

GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, this GRANT DEED is made and entered into this 2nd day of November, 2023, by and between LANE M. KOSLOW, a widower, and GARY L. JOHNSON, a single man, Grantors, and KOSLOW HOLDINGS, LLC, a Florida Limited Liability Company, Grantee;

Grantors hereby grant, transfer, and convey unto the said Grantee, that certain piece and parcel of real property situated in the State of Nevada, County of Douglas, described as follows:

Lot 108, Tahoe Village Unit No. 1, an amended Map of Alpine Village Unit No. 1, filed in the office of the County Recorder of Douglas County, State of Nevada, on December 7, 1971, as Document No. 55769.

Per NRS 111.312, this legal description was previously recorded as Instrument No.181243 on June 30, 1988, in Book 688, Page 4626 of Official Records of Douglas County.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said party of the second part.

IN WITNESS WHEREOF, the party of the first part has executed this conveyance the day and year first above written.

Lane M. Koslow

LANE M. KOSLOW

Gary L. Johnson

GARY L. JOHNSON

ACKNOWLEDGMENT

STATE OF FLORIDA)

)

: ss.

COUNTY OF Clay)

)

On 11/02, 2023, before me, Lane Koslow, Notary Public, personally appeared LANE M. KOSLOW, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Seal



Julia Trombetta
NOTARY PUBLIC

ACKNOWLEDGMENT

STATE OF FLORIDA)
)
) : ss.
COUNTY OF Clay)

On 11/02, 2023, before me, Gary Johnson Notary Public, personally appeared GARY L. JOHNSON, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Seal



Julia Trombetta
NOTARY PUBLIC

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1319-30-627-012
- b) _____
- c) _____
- d) _____

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #:	_____
Book:	_____ Page: _____
Date of Recording:	_____
Notes:	_____

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 _____

3. Total Value/Sales Price of Property:

\$ 800,000.00

Deed in Lieu of Foreclosure Only (value of property): \$ _____

Transfer Tax Value: \$ 800,000

Real Property Transfer Tax Due: \$ 3,120.00

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 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: [Signature] Capacity: Grantee

SELLER (GRANTOR) INFORMATION (Required)

Print Name: Gary L. Johnson and Lane M. Koslow

Address: 280 Ahearn Way

St. Augustine, FL 32092

BUYER (GRANTEE) INFORMATION (Required)

Print Name: Lane M. Koslow, Member-Mgr.

Address: P.O. Box 1847

Green Cove Springs, FL 32043

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Law Office of Karen L. Winters Esc.# _____

Address: P.O. Box 1987

City: Minden State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)