

DOUGLAS COUNTY, NV **2023-1002977**
RPTT:\$975.00 Rec:\$40.00
\$1,015.00 Pgs=3 **12/06/2023 02:29 PM**
STEWART TITLE COMPANY - NV
SHAWNYNE GARREN, RECORDER

A.P.N. No.:	1318-10-415-004
R.P.T.T.	\$ 975.00
File No.:	2185052 MLM
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Donald L. McGee and Joanne M. McGee	
P.O. Box 1428	
Meredith, NH 03253	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Isabelle McGee, an unmarried woman, Donald L. McGee and Joanne M. McGee, husband and wife, together as tenants in common** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Donald L. McGee and Joanne M. McGee, husband and wife, as joint tenants with right of survivorship**, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

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

Lot 4, Block B of Plat of ZEPHYR HEIGHTS SUBDIVISION ADDITION NUMBER 4, being a portion of the SW 1/4 of Section 10, Township 13, North, Range 18 East, M.D.B.&M., as filed in the office of the County Recorder of Douglas County, Nevada on June 6, 1955.

***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.

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: December 4, 2023

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

Isabelle McGee
Isabelle McGee

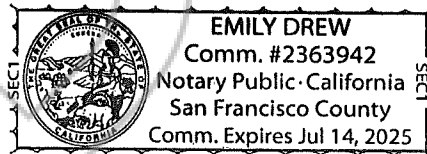
Donald L. McGee

Joanne M. McGee

State of California)
County of San Francisco) ss

This Instrument was acknowledged before me on the 5 day of DEC, 2023
By: Isabelle McGee

Signature: _____
Notary Public
EMILY DREW
My Commission Expires: 7/14/2025



State of _____)
County of _____) ss

This Instrument was acknowledged before me on the _____ day of _____, 2023
By: Donald L. McGee and Joanne M. McGee.

Signature: _____
Notary Public

My Commission Expires: _____

Isabelle McGee

Donald L. McGee

Donald L. McGee

Joanne M. McGee

Joanne M. McGee

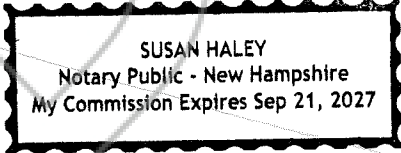
State of N.H.)
County of Belknap) ss

This instrument was acknowledged before me on the 4th day of Dec., 2023
By: Isabelle McGee

Signature: *SH*

Notary Public
Susan Haley

My Commission Expires: 9/21/27



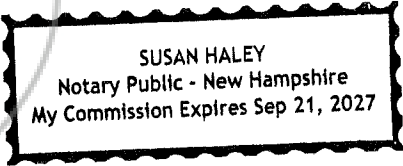
State of N.H.)
County of Belknap) ss

This instrument was acknowledged before me on the 4th day of Dec., 2023
By: Donald L. McGee and Joanne M. McGee.

Signature: *SH*

Notary Public
Susan Haley

My Commission Expires: 9/21/27



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-10-415-004
 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 _____

FOR RECORDERS OPTIONAL USE ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: _____

3. a. Total Value/Sales Price of Property \$ 250,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 250,000.00
 d. Real Property Transfer Tax Due \$ 975.00

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

5. Partial Interest: Percentage being transferred: 1/3 %
 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 _____ Capacity _____ Escrow Agent _____
 Signature _____ Capacity _____ Escrow Agent _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Isabelle McGee, Donald L. McGee and Joanne M. McGee
 Address: P.O. Box 142845 Beideman St.
 City: San FranciscoMeredith
 State: CANH Zip: 9411503253

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Donald L. McGee and Joanne M. McGee
 Address: P.O. Box 1428
 City: Meredith
 State: NH Zip: 03253

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 2185052 MLM
 Address: 3610 Mayberry Dr
 City: Reno State: NV Zip: 89509

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED