

DOUGLAS COUNTY, NV
RPTT:\$2817.75 Rec:\$40.00
\$2,857.75 Pgs=3

2023-1003503

12/29/2023 10:04 AM

SIGNATURE TITLE - ZEPHYR COVE
SHAWNYNE GARREN, RECORDER

A.P.N.: 1419-04-002-088

RECORDING REQUESTED BY:
Signature Title Company LLC
212 Elks Point Road, Suite 445, P.O. Box 10297
Zephyr Cove, NV 89448

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

Anthony Salib
571 W. Sunshine Pl
Chandler AZ 85248

Escrow No.: ZC3706-JL

RPTT \$2,817.75

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Clear Creek Residential, LLC a Delaware Limited Liability Company

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

Anthony Salib, A Married Man as his Sole and Separate Property

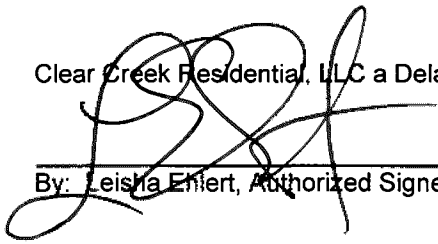
all that real property in the City of Carson City, County of Douglas, State of Nevada, described as follows:

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.

Clear Creek Residential, LLC a Delaware Limited Liability Company


By: Leisha Ehert, Authorized Signer

STATE OF TEXAS
COUNTY OF TRAVIS

} ss:

This instrument was acknowledged before me on December 4, 2023.

by Leisha Ehert, authorized representative

Yoav Azachi (seal)
Notary Public

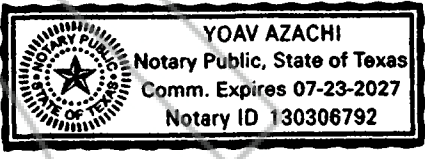
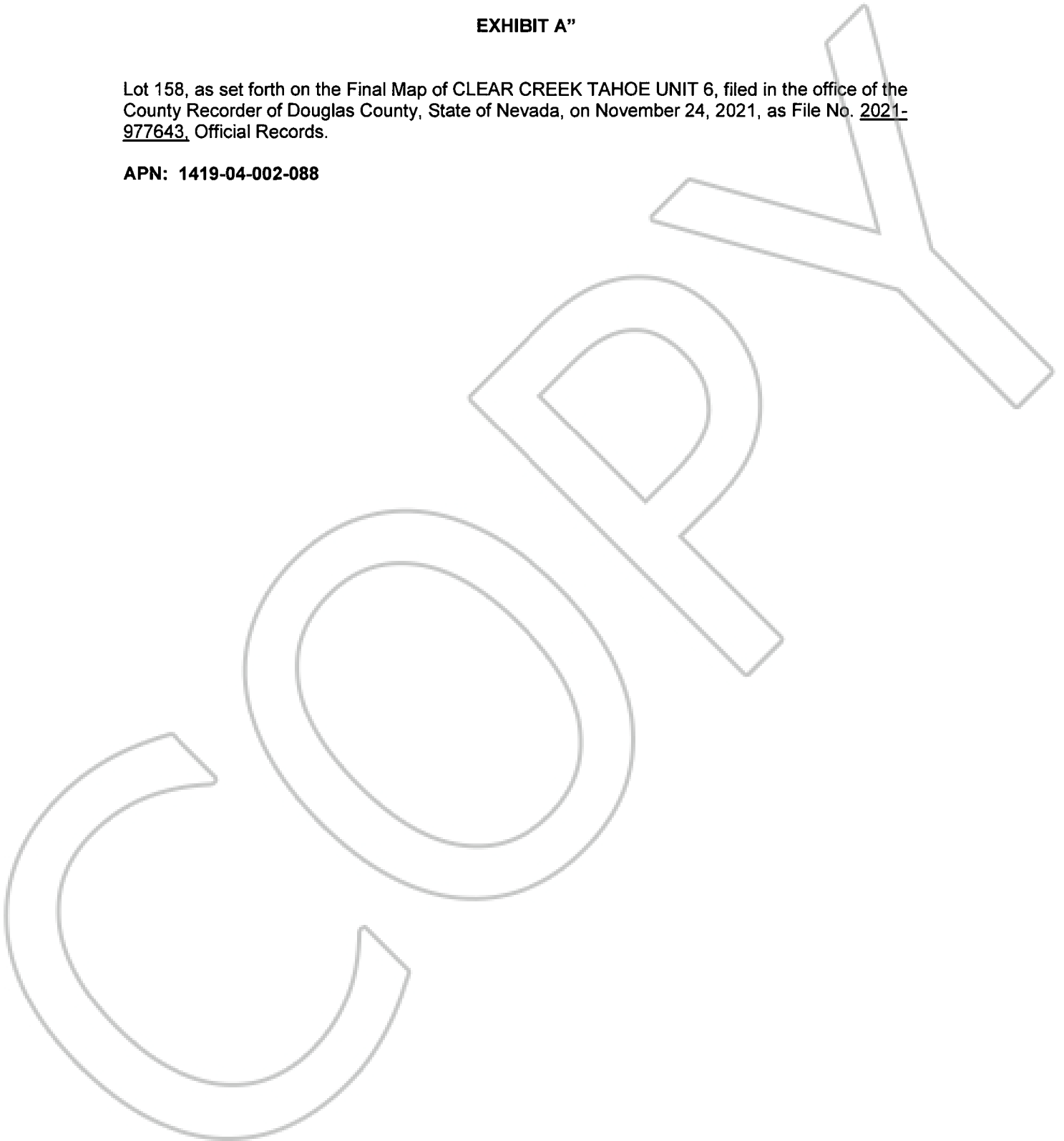


EXHIBIT A”

Lot 158, as set forth on the Final Map of CLEAR CREEK TAHOE UNIT 6, filed in the office of the County Recorder of Douglas County, State of Nevada, on November 24, 2021, as File No. 2021-977643, Official Records.

APN: 1419-04-002-088



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1419-04-002-088
- 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'/Ind'l
- g) [] Agricultural h) [] Mobile Home
- [] Other

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$722,500.00
 Transfer Tax Value \$722,500.00
 Real Property Transfer Tax Due: \$2,817.75

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 *[Signature]*

Grantor *[Signature]*

Signature *Anthony Salib*

Grantee _____

SELLER (GRANTOR) INFORMATION
(Required)

Clear Creek Residential,
 LLC a Delaware Limited
 Liability Company
 Print Name: _____
 Address: 3745 Golf Club Drive
Carson City, NV 89705

BUYER (GRANTEE) INFORMATION
(Required)

Anthony Salib
 Print Name: _____
 Address: 571 W. Sunshine Pl
Chandler, AZ 85248

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

Print Name: Signature Title Company LLC Escrow #: ZC3706-JL
 Address: 212 Elks Point Road, Suite 445, P.O. Box 10297, Zephyr Cove, NV 89448