

DOUGLAS COUNTY, NV **2023-1003516**
RPTT:\$1989.00 Rec:\$40.00
\$2,029.00 Pgs=2 **12/29/2023 12:02 PM**
TICOR TITLE - GARDNERVILLE
SHAWNYNE GARREN, RECORDER

WHEN RECORDED MAIL TO:

.Darlene A. Roe
Clarence L. Roe Jr
1252 Kingston Way
Gardnerville, NV 89460

MAIL TAX STATEMENTS TO:
SAME AS ABOVE

Escrow No. 2303651-RLT

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1220-16-210-120
R.P.T.T. \$1,989.00

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Carolee E. Sellers, Successor Trustee of the James R. and Marcia A. Johnson Revocable Living Trust dated March 7, 2008 and amended and restated Trust on April 30, 2018

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Darlene A. Roe and Clarence Leroy Roe Jr, Wife and Husband, as joint tenants

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

Lot 23, in Block E, of the AMENDED MAP OF RANCHOS ESTATES, according to the map thereof, filed in the office of the County Recorder of Douglas County, Nevada, on October 30, 1972 in Book 1072, Page 642, as Document No. 62493.

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

Signature and notary acknowledgement on page two.

Carolee E. Sellers, Successor Trustee of
the James R. and Marcia A. Johnson
Revocable Living Trust

Carolee E. Sellers

Carolee E. Sellers, Successor Trustee

STATE OF ~~NEVADA~~ ^{WA} Washington } ss:
COUNTY OF ~~DOUGLAS~~ ^{King} King

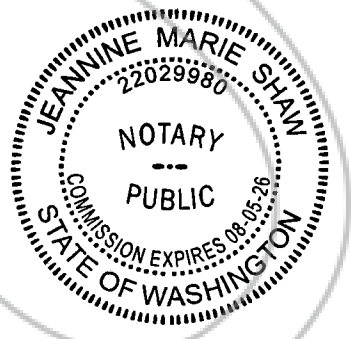
12/27/23

This instrument was acknowledged before me on , _____
by Carolee E. Sellers, Successor Trustee

Jolly

NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow
No. 02303651.



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1220-16-210-120
 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
 i. Other _____

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

3. a. Total Value/Sales Price of Property: \$ 509,995.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 509,995.00
 d. Real Property Transfer Tax Due: \$ 1,989.00

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 [Signature] Capacity Agent
 Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Carolee E. Sellers, Successor
 Trustee of the James R. and Marcia A. Johnson
 Revocable Living Trust
 Address: 10325 113th Ct NE
 City: Kirkland
 State: WA Zip: 98033

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Darlene A. Roe and Clarence Leroy
 Roe Jr
 Address: 1252 Kingston Way
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02303651-020-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED