

APN# 1220-28-510-006



Recording Requested by/Mail to:

SHAWNYNE GARREN, RECORDER E10

Name: Antoinette Bragg

Address: 590 Lisa Lane

City/State/Zip: Gardnerville NV 894160

Mail Tax Statements to:

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City/State/Zip: \_\_\_\_\_

Deed Upon Death

**Title of Document** (required)

----- (Only use if applicable) -----

The undersigned hereby affirms that the document submitted for recording  
DOES contain personal information as required by law: (check applicable)

Affidavit of Death – NRS 440.380(1)(A) & NRS 40.525(5)

Judgment – NRS 17.150(4)

Military Discharge – NRS 419.020(2)

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

This document is being (re-)recorded to correct document # \_\_\_\_\_, and is correcting

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

## DEED UPON DEATH

I, Antoinette Braga (grantor) hereby convey to Jacob Kekaula Braga (grantee), effective on my death, all right, title and interest in the real property commonly known as 590 Lisa Lane, City of Gardnerville, County of Douglas, State of Nevada, or located in the County of Douglas, State of Nevada, and more particularly described as:

**Property ID**  
**1220-28-510-006**

**Land situated in the County of Douglas in the State of NV**

**LOT 125, GARDNERVILLE RANCHOS UNIT NO. 7, ACCORDING TO THE MAP THEREOF FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS, STATE OF NEVADA, ON MARCH 27, 1974, IN BOOK 374, PAGE 676, AS FILED NO. 92456.**

**Commonly known as: 590 Lisa Lane, Gardnerville, NV 89460-8431**

Together with all improvements, tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR(S). THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR(S) WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO NRS 111.655 TO 111.699, INCLUSIVE, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF THE GRANTOR(S) IN THE SAME REAL PROPERTY.

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

December 8, 2022

Date

Antoinette Braga

Signature of Grantor

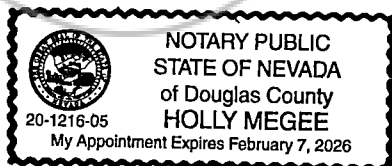
Antoinette Braga

State of Nevada

County of Douglas

This instrument was acknowledged before me on December 8, 2022 by Antoinette Braga.

Holly Meggie  
(Signature of Notary Public)



# STATE OF NEVADA DECLARATION OF VALUE

## FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument#: \_\_\_\_\_

Book: \_\_\_\_\_ Page: \_\_\_\_\_

Date of Recording: \_\_\_\_\_

Notes: \_\_\_\_\_

### 1. Assessor Parcel Number (s)

- (a) 1230-28-510-006
- (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

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

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

Transfer Tax Value: \$ \_\_\_\_\_

Real Property Transfer Tax Due: \$ \_\_\_\_\_

### 4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 10
- b. Explain Reason for Exemption: Deed Upon Death

### 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 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 Antoinette Bragg Capacity Grantor  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

### SELLER (GRANTOR) INFORMATION

(REQUIRED)  
 Print Name: Antoinette Bragg  
 Address: 590 Lisalane  
 City: Gardnerville  
 State: NV Zip: 89460

### BUYER (GRANTEE) INFORMATION

(REQUIRED)  
 Print Name: Jacob Bragg  
 Address: 590 Lisalane  
 City: Gardnerville  
 State: NV Zip: 89460

### COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: \_\_\_\_\_ Escrow # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_