A.P.N. No.:	1420-07-723-03	31				
R.P.T.T.	\$1,528.80					
File No.:	1954039 sa					
Recording Requested By:						
Stewart Title Company						
Mail Tax Statements To:		Same as below				
When Recorded Mail To:						
Andreya Peralta						
3443 West Garden Street						
Carson City	NV 89705					

 DOUGLAS COUNTY, NV

 RPTT:\$1528.80 Rec:\$40.00
 2023-995531

 \$1,568.80 Pgs=2
 04/13/2023 01:04 PM

 STEWART TITLE COMPANY - NV

 SHAWNYNE GARREN, RECORDER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Mica Cottages NVCHH**, **LLC**, a **Nevada Limited Liability Company** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Andreya Peralta**, a **single woman**, 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 5, as shown on the Final Map PD 05-002 for PHASE II OF THE COTTAGES AT INDIAN HILLS A PLANNED UNIT DEVELOPMENT, filed for record in the office of the Douglas County Recorder, State of Nevada, on July 9, 2018 as Document No. 2018-916559, Official Records, , and Amended Plat of PHASE 2 OF THE COTTAGES AT INDIAN HILLS A PLANNED UNIT DEVELOPMENT, filed for record in the office of the Douglas County Recorder, State of Nevada, on September 22, 2021 as Document No. 2021-974385, Official Records.

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: 3-27-2023

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

	Mica Cottages NVCHH, LLC, a Nevada Limited Liability Company	
/	By: Brandon Irilli, Manager	
<i>!</i>	State of Nevada) ss County of Douglas) This instrument was acknowledged before me on the 27 day of March By: Brandon Hill as Manager of Mica Cottages NVCHH, LLC, a Nevada Limited Liabil	, 2023
	Signature: Notary Public Sherry Ackermann My Commission Expires: Mica Cottages NVCHH, LLC, a Nevada Limited Liabil Notary Public Sherry Ackermann My Commission Expires:	ty Company
	SHERRY ACKERMANN Notary Public - State of Nevada Appointment Recorded in Druglas County No: 05-96319-5 - Expires April 26, 2025	

STATE OF NEVADA DECLARATION OF VALUE FORM

Assessor Parcel Number(s)					
a) 1420-07-723-031		\wedge			
b)					
c)		\ \			
d)		\ \			
2. Type of Property:	1				
a.□ Vacant Land b.⊠ Single Fam. Res.	FOR RECOF	RDERS OPTIONAL USE ONLY			
c.□ Condo/Twnhse d.□ 2-4 Plex	Book	Page:			
e.□ Apt. Bldg. f. □ Comm'l/Ind'l	Date of Reco	ording:			
g. ☐ Agricultural h. ☐ Mobile Home	Notes:				
☐ Other					
3. a. Total Value/Sales Price of Property	\$ 392,000.00				
b. Deed in Lieu of Foreclosure Only (value of property)					
c. Transfer Tax Value:	\$ 392,000.00				
d. Real Property Transfer Tax Due	\$ <u>1,528.80</u>				
		/ /			
4. If Exemption Claimed:	.				
a. Transfer Tax Exemption per NRS 375.090, Sec	tion	./ /			
b. Explain Reason for Exemption:		/_/			
5 Datis laterate Demonstrate hairm transformed 400	%	/			
5. Partial Interest: Percentage being transferred: 100 The undersigned declares and acknowledges, under percentage being transferred: 100 The undersigned declares and acknowledges, under percentage being transferred: 100 The undersigned declares and acknowledges.		purcuant to NPS 375 060			
and NRS 375.110, that the information provided is corre	enally of perjury,	their information and heliaf			
and the supported by documentation if called upon the					
Furthermore, the parties agree that disallowance of any					
additional tax due, may result in a penalty of 10% of the					
to NRS 375.030, the Buyer and Seller shall be jointly ar	nd severally liable	for any additional amount owed.			
		\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \			
Signature TA	Capacity	Grantor LSC/700)			
orginators ()	-//-				
Signature	Capacity	Grantee			
Signature	_ Capacity	Granica			
	1 1				
SELLER (GRANTOR) INFORMATION	BUYER (GRA	NTEE) INFORMATION			
(REQUIRED)	(R	EQUIRED)			
Print Name: Mica Cottages NVCHH, LLC, a Nevada	Print Name: A	ndreya Peralta			
Limited Liability Company	Address: 344	3 West Garden Street			
Address: 1625 Highway 88 Suite 102	City: Carson				
City: Minden	State: <u>NV</u>	Zip: <u>89705</u>			
State: NV Zip: 89423					
COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)					
Print Name: Stewart Title Company	Escrow# 19	54039 sa			
Address: 1362 Hwy 395, Suite 109					
City: Gardnerville	State: NV	Zip: 89410			

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED