

DOUGLAS COUNTY, NV **2023-995564**
RPTT:\$10140.00 Rec:\$40.00
\$10,180.00 Pgs=2 **04/13/2023 02:43 PM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
SHAWNYNE GARREN, RECORDER

APN: 1418-15-511-005
R.P.T.T.: \$10,140.00
Escrow No.: 22027484-RB
When Recorded Return To:
Kari L. Nelson Living Trust dated July 20,
2007 and any amendments thereto
2 South Point Place
Glenbrook, NV 89413

Mail Tax Statements to:
Kari L. Nelson Living Trust dated July 20,
2007 and any amendments thereto
2 South Point Place
Glenbrook, NV 89413

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Malcolm D. Hill and Kathryn M. Hill, husband and wife, as joint tenants

do(es) hereby Grant, Bargain, Sell and Convey to

Kari L. Nelson and Paul E. Nelson, Trustees of Kari L. Nelson Living Trust dated July 20, 2007 and any amendments thereto
Kari L. Nelson and Paul E. Nelson, Trustees of the Kari L. Nelson Living Trust dated July 20, 2007 and any amendments thereto

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

Lot 2, as shown on the Map of Uppaway, filed May 21, 1976, in Book 576, Page 917, as Document No. 394 and on the Sixteenth Amended Map of Uppaway, filed in the Office of the County Recorder of Douglas County, Nevada, on September 10, 1992, in Book 992, Page 1535, as Document No. 287947, Official Records.

Assessors Parcel No.: 1418-15-511-005

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

Dated this 16 day of March, 2023.

Malcolm D. Hill
Malcolm D. Hill

Kathryn M. Hill
Kathryn M. Hill

STATE OF NEVADA

COUNTY OF Washoe

This instrument was acknowledged before me on this 16th day of March, 2023, by Malcolm D. Hill and Kathryn M. Hill.

[Signature]
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

- 1. Assessor Parcel Number(s)
 - a) 1418-15-511-005
 - b) _____
 - c) _____
 - d) _____

- 2. Type of Property:
 - a) Vacant Land
 - b) Sgl. Fam. Residence
 - c) Condo/Twnhse
 - d) 2-4 Plex
 - e) Apt. Bldg.
 - f) Comm'l/Ind'l
 - g) Agricultural
 - h) Mobile Home
 - Other: _____

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

- 3. a. Total Value/Sale Price of Property: \$2,600,000.00
- b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
- c. Transfer Tax Value: \$2,600,000.00
- d. Real Property Transfer Tax Due: \$10,140.00

- 4. **IF EXEMPTION CLAIMED:**
 - a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 - b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 100.00%

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 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: *Malcolm D. Hill* Capacity: _____ Grantor
DocuSigned by

Signature: *Kari L. Nelson* Capacity: _____ Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Malcolm D. Hill and Kathryn M. Hill

Address: 9990 HAFFLINGER CT

City: RENO

State: NV Zip: 89521

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Kari L. Nelson and Paul E. Nelson, Trustees of the Kari L. Nelson Living Trust dated July 29, 200

Address: 2 South Point Place

City: Glenbrook

State: Nevada Zip: 89413

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

Print Name: First Centennial Title Company of Nevada Esc. #: 22027484-RB

Address: 1450 Ridgeview Dr, Ste 100

City: Reno State: NV Zip: 89519

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED