DOUGLAS COUNTY, NV

RPTT:\$0.00 Rec:\$40.00

2023-995810

\$40.00

Pgs=2

04/21/2023 09:29 AM

FIRST AMERICAN TITLE MINDEN

SHAWNYNE GARREN, RECORDER

E05

A.P.N.:

1320-30-717-049

File No:

143-2662864 (et)

R.P.T.T.:

\$0#5

When Recorded Mail To: Mail Tax Statements To: Janet Christine Jones, and Charles Dean Mairs and Adrienne Dawn Mairs 894 Furlong Drive Minden, NV 89423

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Charles Mairs and Adrienne Mairs, husband and wife as joint tenants

do(es) hereby GRANT, BARGAIN and SELL to

Janet Christine Jones, an unmarried woman and Charles Dean Mairs and Adrienne Dawn Mairs, husband and wife, all as joint tenants

the real property situate in the County of Douglas, State of Nevada, described as follows:

LOT 49 AS SHOWN ON THE FINAL SUBDIVISION MAP FOR THE DOWNS AT MONTE VISTA RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON JANUARY 14, 2022 AS DOCUMENT NO. 2022-979855, OFFICIAL RECORDS OF **DOUGLAS COUNTY, STATE OF NEVADA.**

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

Subject to

- All general and special taxes for the current fiscal year. 1.
- 2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Charles Mairs

Adrienne Mairs

STATE OF	NEVADA)
		iss.
COUNTY OF	DOUGLAS	

By: Charles Mairs and Adrienne Mairs

Notary Public

(My commission expires: <u>1</u>

SHERRIE DOHRN Notary Public, State of Nevada Appointment No. 22-0136-05 My Appt. Expires Sep 9, 2023

STATE OF NEVADA DECLARATION OF VALUE

1.	Assessor Parcel Numb	er(s)			/	
a)	1320-30-717-049				. (1
b)_					\	\
c)_					1	. \
d)						\ \
2.	Type of Property					\ \
ے. a)	Vacant Land	b) x 9	Single Fam. Res.	FOR REC	ORDERS OPTIC	NAL USE
	Condo/Twnhse	. ===	2-4 Plex	Book	Page:	//
c)		· ==		-		-
e)	Apt. Bldg.	´ =	Comm'l/Ind'l	Date of Re	ecording:	
g)	Agricultural	h) 💹 [Mobile Home	Notes:		
i)	Other					
3.	a) Total Value/Sales P	rice of Pro	perty:	\$0	.00	1
	•			_	/ /	
	b) Deed in Lieu of For		only (value of prop		1.	
	c) Transfer Tax Value:	;		·_	.00	
	d) Real Property Trans	sfer Tax D	ue	\$0	.00	
4.	If Exemption Claim	ed:		\setminus /		
	a. Transfer Tax Exem	ntion ner	375 000 Section	#5	/	
	b. Explain reason for				on consideration	
	D, Explain reason for	CACITIPOO	i. Adding modici	to the long	lo consideration	
			76.	76	7.	
5.	Partial Interest: Perce	ntage beir	ng transferred:		%	
	The undersigned dec	lares and	acknowledges, un	der penalty	of perjury, pursua	ant to NRS
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375	The undersigned dec	lares and	acknowledges, un	rovided is d	of perjury, pursua correct to the be	est of their
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