

A.P.N.: 1320-33-815-008  
File No: 143-2664503 (et)  
R.P.T.T.: \$2,242.50

When Recorded Mail To: Mail Tax Statements To:  
William A. Blanchard, Jr. and Regina M. Blanchard  
1378 Granborough Dr  
Gardnerville, NV 89410

***GRANT, BARGAIN and SALE DEED***

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

Jodi O. Stovall, sole Trustee of The Dunlap Family Trust, dated May 17, 2018

do(es) hereby *GRANT, BARGAIN and SELL* to

William A. Blanchard, Jr. and Regina M. Blanchard, husband and wife, as joint tenants

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

**LOT 40, IN BLOCK D, AS SET FORTH ON FINAL SUBDIVISION MAP NO. 1006-10 OF CHICHESTER ESTATES PHASE 10, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA ON APRIL 25, 2002 IN BOOK 402 OF OFFICIAL RECORDS, PAGE 7623, AS DOCUMENT NO. 540511.**

*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

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


Jodi O. Stovall, sole Trustee of The Dunlap Family Trust, dated May 17, 2018

Jodi O. Stovall, Trustee  
Jodi O. Stovall, Trustee

STATE OF **NEVADA** )  
 : ss.  
COUNTY OF **DOUGLAS** )

This instrument was acknowledged before me on 6-1-2023 by **Jodi O. Stovall, Trustee.**

E. Tobias  
Notary Public  
(My commission expires: 5/3/25)

 **E. TOBIAS**  
Notary Public - State of Nevada  
Appointment Recorded in Douglas County  
No: 17-2785-5 - Expires May 3, 2025

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 143-2664503.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1320-33-815-008
- 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**

Book \_\_\_\_\_ Page: \_\_\_\_\_  
Date of Recording: \_\_\_\_\_  
Notes: \_\_\_\_\_

- 3. a) Total Value/Sales Price of Property: \$575,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )
- c) Transfer Tax Value: \$575,000.00
- d) Real Property Transfer Tax Due \$2,242.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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]  
Signature: \_\_\_\_\_

Capacity: Covent  
Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**

Print Name: The Dunlap Family Trust  
Address: 1380 Centerville Lane #130  
City: Gardnerville  
State: NV Zip: 89410

Print Name: William A. Blanchard, Jr. and Regina M. Blanchard  
Address: 1378 Granborough Dr  
City: Gardnerville  
State: NV Zip: 89410

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

First American Title Insurance  
Print Name: Company  
Address: 1663 US Highway 395, Suite 101  
City: Minden

File Number: 143-2664503 et/ et  
State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)