

DOUGLAS COUNTY, NV **2023-998082**
RPTT:\$2925.00 Rec:\$40.00
\$2,965.00 Pgs=2 **06/29/2023 12:30 PM**
STEWART TITLE COMPANY - NV
SHAWNYNE GARREN, RECORDER

A.P.N. No.:	1219-15-001-099
R.P.T.T.	\$2,925.00
File No.:	2000145 KDJ
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
David Todd Kirby and Suzanne L. Kirby	
391 Tucke Court	
GardnervilleNV 89460	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **William E. Goggins, Trustee of the William E. Goggins and Judith A. Goggins Family Trust Dated December 30, 1996**, for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **David Todd Kirby and Suzanne L. Kirby, husband and wife as joint tenants with right of survivorship**, 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 41, as shown on the Official Map of SHERIDAN ACRES UNIT NO. 1, filed in the office of the County Recorder of Douglas County, State of Nevada, on June 8, 1966, in Book 41, Page 192, as Document No. 32486, Official Records.

***SUBJECT TO:**

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

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: June 15, 2023

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

William E. Goggins

By: William E. Goggins, as Trustee of William E. Goggins and Judith A. Goggins Family Trust dated December 30, 1996

State of CA
County of San Diego

Subscribed and sworn to (or affirmed) before me on this 22 day of June, 2023 by William E. Goggins, as Trustee of William E. Goggins and Judith A. Goggins Family Trust dated December 30, 1996.

Signature [Signature] (Seal)



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1219-15-001-099
 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
 Other _____

FOR RECORDERS OPTIONAL USE ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: _____

3. a. Total Value/Sales Price of Property \$ 750,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 750,000.00
 d. Real Property Transfer Tax Due \$ 2,925.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %
 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  Capacity _____ Agent _____
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: William E. Goggins, Trustee of the
 William E. Goggins and Judith A.
 Goggins Family Trust Dated December
 30, 1996,
 Address: 420 Elbrook Dr.
 City: Fallbrook
 State: CA Zip: 92028

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: David Todd Kirby and Suzanne L.
 Kirby
 Address: 391 Tucke Court
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 2000145 KDJ
 Address: 2310 S. Carson Street, Suite 5A
 City: Carson City State: NV Zip: 89701