DOUGLAS COUNTY, NV

2023-999674

RPTT:\$4602.00 Rec:\$40.00

Pgs=2

08/18/2023 03:43 PM

\$4,642.00

FIRST AMERICAN TITLE MINDEN

SHAWNYNE GARREN, RECORDER

A.P.N.:

1220-08-811-004

File No:

143-2666616 (et)

R.P.T.T.:

\$4,602.00

When Recorded Mail To: Mail Tax Statements To: The Ann and Gary Gleason Trust 1362 US HWY 395 N, Suite 102 #188 Gardnerville, NV 89410

## GRANT, BARGAIN and SALE DEED

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

SRC Properties, LLC 1185 Sierra Vista Series, a Nevada Series Limited Liability Company

do(es) hereby GRANT, BARGAIN and SELL to

Gary Robert Gleason and Ann Marie Gleason, Trustees of the Ann and Gary Gleason Trust dated July 26, 2018

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

LOT 9, AS SHOWN ON THAT FINAL SUBDIVISION MAP LDA#97-008-8 FOR SILVERANCH PHASE 8, FILED FOR RECORD ON, MAY 7, 2004, IN BOOK 504, AT PAGE 2789, AS FILE NO. 612542, OFFICIAL RECORDS, DOUGLAS COUNTY, 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.

SRC Properties, LLC 1185 Sierra Vista Series, a Nevada series limited liability company

By: SRC Properties, LLC, its Manager

By: Lou a Mykimmey

Name: Lori A. McKimmey

Title: Manager

STATE OF NEVADA ) : ss.

COUNTY OF DOUGLAS )

This instrument was acknowledged before me on <u>Ougust 15, 2013</u> by **SRC Properties LLC**.

Notary Public

(My commission expires: 6-10-2026)

MARSY LINN HARRELL
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 22-7504-05 • Expires June 10, 2026

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 143-2666616.

## STATE OF NEVADA DECLARATION OF VALUE

1.	Assessor Parcel Number(s)	
a)	1220-08-811-004	\ \
b).		\ \
q) c)		\ \
u)		\ \
2.	Type of Property	
a)	☐ Vacant Land b) ☐ Single Fam. Res.	FOR RECORDERS OPTIONAL USE
c)	Condo/Twnhse d) 2-4 Plex	BookPage:
e)	Apt. Bldg. f) Comm'l/Ind'l	Date of Recording:
g)	Agricultural h) Mobile Home	Notes:
i)	Other	
3,	a) Total Value/Sales Price of Property:	\$1,180,000.00
	b) Deed in Lieu of Foreclosure Only (value of pro	perty) (\$
	c) Transfer Tax Value:	\$1,180,000.00
	d) Real Property Transfer Tax Due	\$4,602.00
4.	If Exemption Claimed:	\ ///
	a. Transfer Tax Exemption, per 375.090, Section	
	b. Explain reason for exemption:	\ <del></del>
	b. Explair reador for exemption	
5.	Partial Interest: Percentage being transferred: _	100 %
275	The undersigned declares and acknowledges, u	nder penalty of perjury, pursuant to NRS
info	.060 and NRS 375.110, that the information permation permation and belief, and can be supported by doc	umentation if called upon to substantiate
the	information provided herein. Furthermore, the	parties agree that disallowance of any
Clair		الكار والمتار والمناور والمناور والمتار والمتا
10%	of the tax due plus interest at 1% per month.	onal tax due, may result in a penalty of
10%	of the tax due plus interest at 1% per month. er shall be jointly and severally liable for any addition	onal tax due, may result in a penalty of Pursuant to NRS 375.030, the Buyer and
10% Selle	of the tax due plus interest at 1% per month.	onal tax due, may result in a penalty of Pursuant to NRS 375.030, the Buyer and
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10% Selle Sign Sign	of the tax due plus interest at 1% per month. er shall be jointly and severally liable for any additional severally liable. Inture:   SELLER (GRANTOR) INFORMATION (REQUIRED)  The Name: SRC Properties LLC	onal tax due, may result in a penalty of Pursuant to NRS 375.030, the Buyer and cional amount owed.  Capacity:  Capacity:  BUYER (GRANTEE) INFORMATION (REQUIRED)  The Ann and Gary Gleason
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