

DOUGLAS COUNTY, NV
RPTT:\$3217.50 Rec:\$40.00
\$3,257.50 Pgs=2
2024-1003952
01/17/2024 03:30 PM
FIRST CENTENNIAL - RENO (MAIN OFFICE)
SHAWNYNE GARREN, RECORDER

APN: 1320-30-511-014
R.P.T.T.: \$3,217.50
Escrow No.: 23037586-RB
When Recorded Return To:
Richard M. Kapchuk Family Trust created
May 26, 2005
985 Bella Monte Drive
Minden, NV 89423

Mail Tax Statements to:
Richard M. Kapchuk Family Trust created
May 26, 2005
985 Bella Monte Drive
Minden, NV 89423

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Tiffini Durham and Paul Durham, wife and husband, as joint tenants with right of survivorship

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

Richard M. Kapchuk, Trustee of Richard M. Kapchuk Family Trust created May 26, 2005

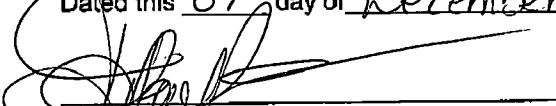
all that real property situated in the Town of Minden, County of Douglas, State of Nevada, described as follows:

Lot 18, in Block C, of Final Map for La Costa at Monte Vista, Phase 1, Map 02-04, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on April 25th, 2005, as Document No. 642625.

Assessors Parcel No.: 1320-30-511-014

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

Dated this 07th day of December, 2023.


Tiffini Durham

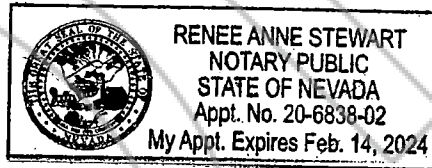

Paul Durham

STATE OF NEVADA

COUNTY OF Washoe

This instrument was acknowledged before me on this 07th day of December, 2023 by Tiffini Durham and Paul Durham.


Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1320-30-511-014
 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: \$825,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$825,000.00
 d. Real Property Transfer Tax Due: \$3,217.50

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: [Signature] Capacity: _____ Grantor
 Signature: _____ Capacity: _____ Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Tiffini Durham and Paul Durham
 Address: 405 Spanish Sands Dr
 City: Sparks
 State: Nevada Zip: 89441

Richard M. Kapchuk, Trustee of
 Richard M. Kapchuk Family Trust
 created May 26, 2005
 Print Name: _____
 Address: 905 Bella Monte Drive
 City: Minden
 State: NV Zip: 89423

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

Print Name: First Centennial Title Company of Nevada Esc. #: 23037586-RB
 Address: 1450 Ridgeview Dr, Ste 100
 City: Reno State: NV Zip: 89519

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED