

DOUGLAS COUNTY, NV

2024-1004114

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

01/23/2024 11:24 AM

SIGNATURE TITLE - ZEPHYR COVE

SHAWNYNE GARREN, RECORDER

E05

A.P.N.: 1319-18-410-007

**RECORDING REQUESTED BY:**  
Signature Title Company LLC  
212 Elks Point Road, Suite 445, P.O. Box 10297  
Zephyr Cove, NV 89448

**MAIL RECORDED DOCS AND  
TAX STATEMENTS TO:**

Earl Chin  
PO Box 10737  
Zephyr Cove, NV 89448

**Escrow No.: ZC3727-JL**

RPT: -0-

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**Michelle E. Chin, a married woman and spouse of the grantee**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant,  
Bargain, Sell, and Convey to:

**Earl Chin, A Married Man as his Sole and Separate Property**

all that real property in the City of Stateline, County of Douglas, State of Nevada, described as follows:

**See Attached Exhibit "A"**

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

**Signature Page attached and made a part hereof.**

***Michelle E Chin***

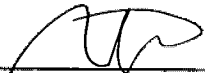
Michelle E. Chin

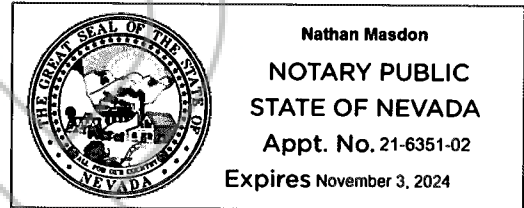
STATE OF NEVADA  
COUNTY OF Washoe

} ss:

This instrument was acknowledged before me on January 20, 2024,

by Michelle E. Chin

 (seal)  
Notary Public



Notarial act performed by audio-video communication.

## LEGAL DESCRIPTION

### EXHIBIT "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, AND IS DESCRIBED AS FOLLOWS:

**Lot 7 as shown on the AMENDED MAP OF KINGSBURY VILLAGE NO. 2, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on July 10, 1963, in Book 1 of Maps as Document No. 22953, of Official Records.**

Said Lot being one and the same as Lot 80 of the Official Map of Kingsbury Village No. 2, filed for record on June 14, 1962, in Book 1 of Maps as Document No. 20221, of Official Records.

**APN: 1319-18-410-007**

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 1319-18-410-007
- 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

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property) \$0.00  
 Transfer Tax Value \$0.00  
 Real Property Transfer Tax Due: 0.00

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption #5, per NRS 375.090, Section \_\_\_\_\_
- b. Explain Reason for Exemption: Transfer between spouses with ZERO consideration \_\_\_\_\_

**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 

Grantor 

Signature \_\_\_\_\_

Grantee \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
(Required)

Print Name: Michelle E. Chin  
 Address: 111 Nursery Way  
S San Francisco, CA 94080

**BUYER (GRANTEE) INFORMATION**  
(Required)

Print Name: Earl Chin  
 Address: 111 Nursery Way  
S. San Francisco CA 94080

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

Print Name: Signature Title Company LLC Escrow #: ZC3727-JL  
 Address: 212 Elks Point Road, Suite 445, P.O. Box 10297, Zephyr Cove, NV 89448