

DOUGLAS COUNTY, NV

2024-1005062

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=4

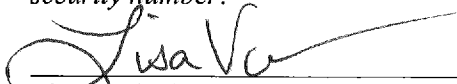
02/26/2024 02:36 PM

ANDERSON, DORN, & RADER, LTD.

SHAWNYNE GARREN, RECORDER

E05

This document does not contain a social security number.



Lisa Vaclavicek

APN: 1219-24-002-005

RECORDING REQUESTED BY:

Anderson, Dorn & Rader, Ltd.
500 Damonte Ranch Parkway, Suite 860
Reno, Nevada 89521

AFTER RECORDING MAIL TO:

Anderson, Dorn & Rader, Ltd.
500 Damonte Ranch Parkway, Suite 860
Reno, Nevada 89521

MAIL TAX STATEMENT TO/GRANTEE'S ADDRESS:

DAVID J. DELLA ROSA AND ANNE DELLA ROSA
612 Green Acres Drive
Gardnerville, NV 89460

RPTT: \$0.00 Exempt (5)

Exempt (5): A transfer of title within the first degree of consanguinity or affinity, made without consideration.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT,

KIMBERLY ANNE NAVARRO, a married woman, as joint tenant,

For NO consideration, does hereby Grant, Bargain, Sell and Convey unto:

DAVID J. DELLA ROSA AND ANNE DELLA ROSA,
husband and wife, as joint tenants with right of survivorship.

ALL her interest in that real property situated in the County of Douglas, State of Nevada, more particularly described in Exhibit "A," attached hereto and incorporated herein, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues of profits thereof.

Subject To: 1. Taxes for the Current fiscal year, paid current
2. Restrictions, Reservations, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

WITNESS my hand, this 17 day of February, 2024.


KIMBERLY ANNE NAVARRO, Joint Tenant

STATE OF NEVADA }
 } ss:
COUNTY OF _____ }

This instrument was acknowledged before me, this _____ day of _____, 2024, by KIMBERLY ANNE NAVARRO.

Notary Public

**See CA Attachment
for Notary Seal**

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of PLACER)

On 02/17/2024 before me, QUOC NHAT VAN, NOTARY PUBLIC
(insert name and title of the officer)

personally appeared KIMBERLY ANNE NAVARRO,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)



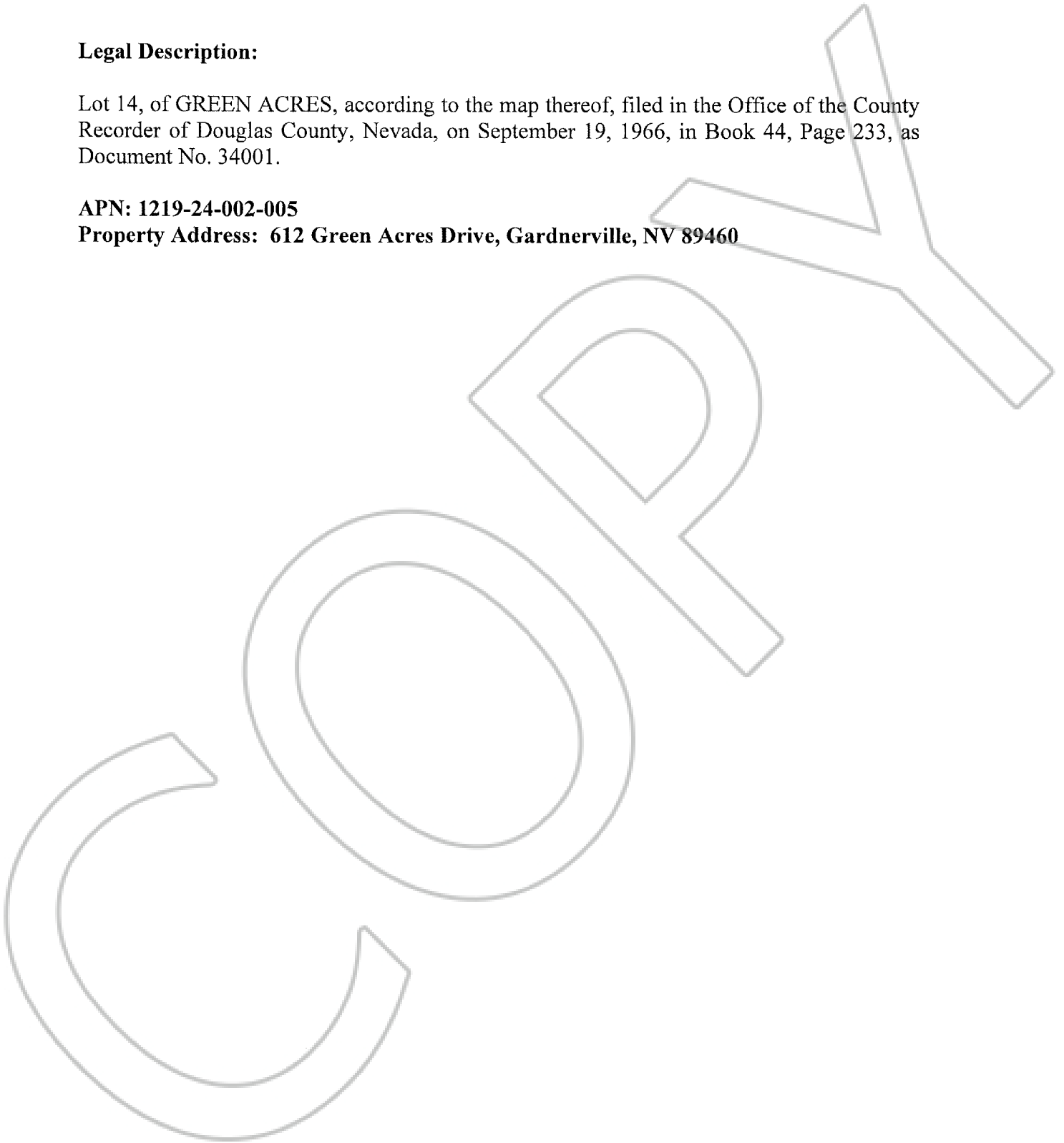
EXHIBIT "A"

Legal Description:

Lot 14, of GREEN ACRES, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on September 19, 1966, in Book 44, Page 233, as Document No. 34001.

APN: 1219-24-002-005

Property Address: 612 Green Acres Drive, Gardnerville, NV 89460



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1219-24-002-005
 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 ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____
 Transfer Tax Value: \$ 0.00
 Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 5
 b. Explain Reason for Exemption: A transfer of title within the first degree of consanguinity or affinity, made without consideration. Daughter to parents

5. Partial Interest: Percentage being transferred: 100 %

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 *Kimberly Anne Navarro* Capacity Grantor

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: KIMBERLY ANNE NAVARRO
 Address: 612 Green Acres Drive
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION
(REQUIRED)

DAVID J. DELLA ROSA
 Print Name: ANNE DELLA ROSA
 Address: 612 Green Acres Drive
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Anderson, Dorn & Rader, Ltd. Escrow # _____
 Address: 500 Damonte Ranch Pkwy, Suite 860
 City: Reno State: NV Zip: 89521

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