A.P.N. No.: 1220-24-401-016
R.P.T.T. \$3,389.10
File No.: 2172523 BA
Recording Requested By:

Stewart Title Company

Mail Tax Statements To: Same as below
When Recorded Mail To:
Dominic Celaya and Tami Celaya
636 Green Acres Drive
Gardnerville, NV 89460

DOUGLAS COUNTY, NV
RPTT:\$3389.10 Rec:\$40.00
\$3,429.10 Pgs=2 03/18/2024 01:36 PM
STEWART TITLE COMPANY - NV
SHAWNYNE GARREN, RECORDER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Thomas Shinn and Thaleia Georgiades, husband and wife, as joint tenants with right of survivorship, who erronously took title as Thaleia Georgiades and Thomas Shinn, husband and wife, as Joint Tenants with Rights of Survivorship, for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Self and Convey to Dominic Celaya and Tami Celaya, 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:

Being a portion of the Southwest 114 of Section 24, Township 12 North, Range 20 East, M.D.B.&M., further described as follows:

Parcel 2-C, as set forth on Parcel Map No. 1 for P-K Construction, Inc., filed for record in the office of the County Recorder of Douglas County, State of Nevada, on February 29, 1988, in Book 288, Page 3966, as Document No. 173297 and further Certificate of Amendment recorded November 14, 1989, in Book 1189, Page 1714.

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: March 12, 2024

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

Thur The		Mala. 2	
Thomas Shinn	Thaleia Ge	orglades	
State of Nevada)			+
County of Douglas) This instrument was acknowledged before me on the By: Thomas Shinn and Thaleia Georgiades.	ne <u>lŷth</u> day	of MONUN	
Signature: Notary Public		BRA	NDI ALLEY
My Commission Expires:\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\		Notary Put COMM.	lic - State of Nevada NO. 17-1802-5 pires November 2, 2024
		/	

STATE OF NEVADA DECLARATION OF VALUE FORM

Assessor Parcel Number(s) a) 1220-24-401-016	
b)	
c)	
d)	
Type of Property:	
a.□ Vacant Land b.⊠ Single Fam. f	
c. ☐ Condo/Twnhse d. ☐ 2-4 Plex	Book Page:
e. ☐ Apt. Bldg. f. ☐ Comm'l/Ind'l	Date of Recording:
g.□ Agricultural h.□ Mobile Home	Notes:
☐ Other	
3. a. Total Value/Sales Price of Property	\$ 869,000.00
b. Deed in Lieu of Foreclosure Only (value of	· · · · · · · · · · · · · · · · · · ·
c. Transfer Tax Value:	\$ 869,000.00
d. Real Property Transfer Tax Due	\$ 3,389.10
4. If Exemption Claimed:	(())
a. Transfer Tax Exemption per NRS 375.0	090, Section
b. Explain Reason for Exemption:	
5. Partial Interest: Percentage being transfer	
The undersigned declares and acknowledges,	under penalty of perjury, pursuant to NRS 375.060
and NRS 375.110, that the information provide	d is correct to the best of their information and belief,
	ed upon to substantiate the information provided herein.
	se of any claimed exemption, or other determination of 1% of the tax due plus interest at 1% per month. Pursuant
	jointly and severally liable for any additional amount owed.
V2/2/100	ferring and corollary habits for any additional amount errou.
Signature (TMT) HIM 14	Capacity AGENT
Signature	Capacity
SELLED (CDANTOD) INCODMATION	DUVER (CRANTEE) INCORMATION
SELLER (GRANTOR) INFORMATION (REQUIRED)	BUYER (GRANTEE) INFORMATION (REQUIRED)
Print Name: Thomas Shinn and Thaleia Georg	
Address: 120 Quinn Way	Address: 636 Green Acres Drive
City: Wellington	City: Gardnerville
State: NV Zip: 89444	State: NV Zip: 89460
^	
COMPANY/PERSON REQUESTING RECORD	
Print Name: Stewart Title Company	Escrow #2172523 BA
Address: 1362 Hwy 395, Suite 109	Otata NV 7' 00440
City: Gardnerville	State: <u>NV</u> Zip: <u>89410</u>

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED