

APN: 1419-11-002-041  
R.P.T.T.: \$0.00 Escrow No.: 24040406-KH  
When Recorded Return To:  
Bruce Singer  
3732 Little Applegate  
Jacksonville, OR 97530

Mail Tax Statements to:  
Bruce Singer  
3732 Little Applegate  
Jacksonville, OR 97530

DOUGLAS COUNTY, NV

**2024-1006056**

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=2

**03/27/2024 09:51 AM**

FIRST CENTENNIAL - RENO (MAIN OFFICE)

SHAWNYNE GARREN, RECORDER

E05

SPACE ABOVE FOR RECORDER'S USE

## GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**Tracy McCandless, an unmarried woman**

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

**Bruce Singer, an unmarried man**

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

Lot 2, of Alpine View Estates No. 1, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on June 16, 1972, as Document No. 60036.

Assessors Parcel No.: 1419-11-002-041

Dated this 20 day of March, 2024.

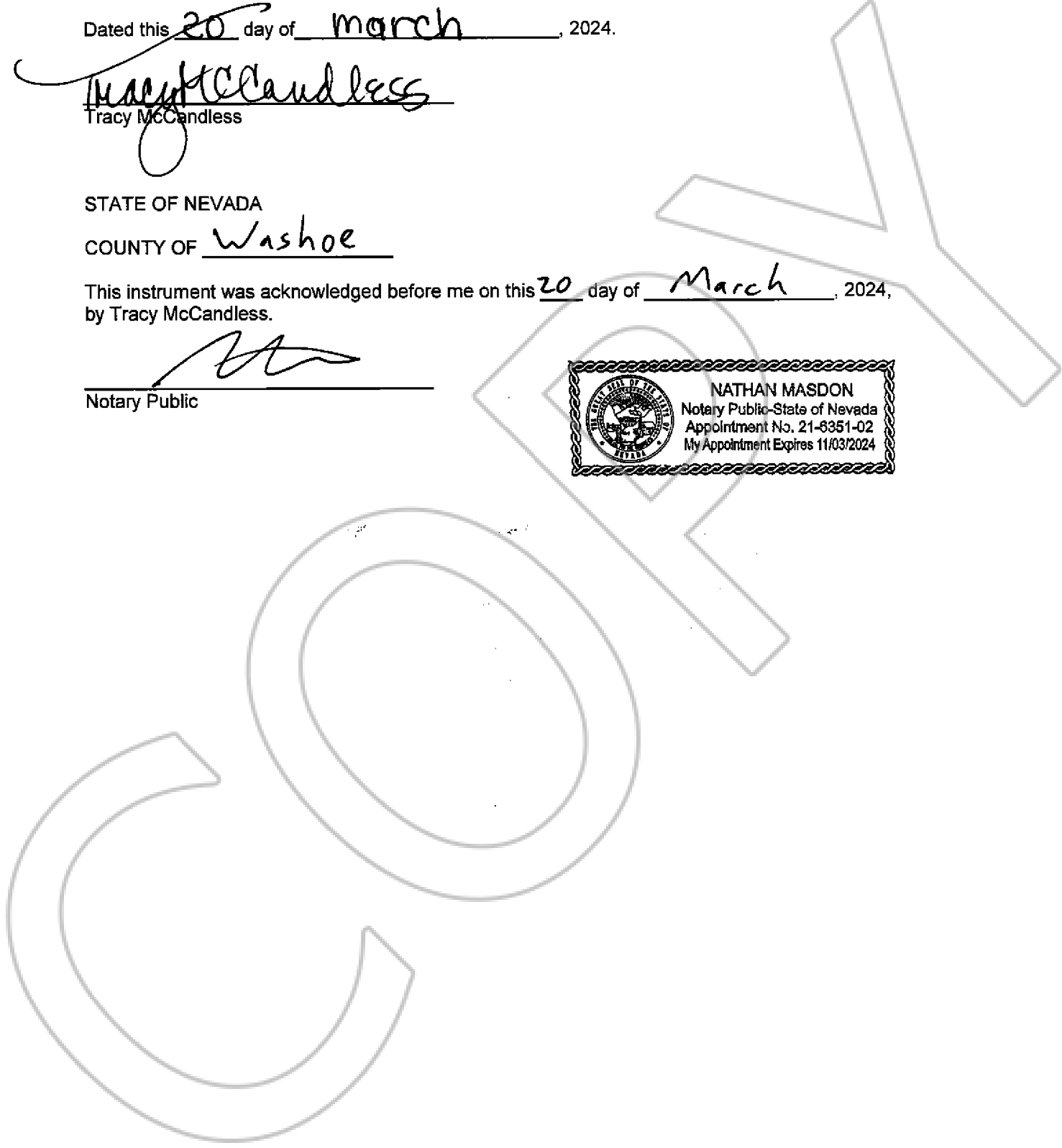
Tracy McCandless  
Tracy McCandless

STATE OF NEVADA

COUNTY OF Washoe

This instrument was acknowledged before me on this 20 day of March, 2024,  
by Tracy McCandless.

[Signature]  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1419-11-002-041  
 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: \$0.00  
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)  
 c. Transfer Tax Value: \$0.00  
 d. 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: REMOVE SPOUSE - NO CONSIDERATION

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: Tracy McCandless Pd Capacity: \_\_\_\_\_ Grantor  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_ Grantee

**SELLER (GRANTOR) INFORMATION**  
(REQUIRED)

**BUYER (GRANTEE) INFORMATION**  
(REQUIRED)

Print Name: Tracy McCandless  
 Address: 3732 Little Applegate  
 City: Jacksonville  
 State: OR Zip: 97530

Print Name: Bruce Singer  
 Address: 3732 Little Applegate  
 City: Jacksonville  
 State: OR Zip: 97530

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

Print Name: First Centennial Title Company of Nevada Esc. #: 24040406-KH  
 Address: 1450 Ridgeview Dr, Ste 100  
 City: Reno State: NV Zip: 89519

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED