

DOUGLAS COUNTY, NV

2024-1006229

RPTT:\$0.00 Rec:\$40.00

04/01/2024 02:00 PM

\$40.00 Pgs=4

TICOR TITLE - GARDNERVILLE

SHAWNYNE GARREN, RECORDER

E03

APN # 1220-20-001-069 & 1220-20-001-070

Escrow # 02400198-RLT

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons.

(Pursuant to NRS 239b.030)

Recording Requested by and Return to:

TICORTITLE OF NEVADA, INC.  
1483 US Highway 395 N, Suite B

Gardnerville, NV 89410

GRANT, BARGAIN, SALE DEED

(Title on Document)

Document No. 2024-1006218 is being re recorder to fix grantees mailing address.

This page added to provide additional information required by NRS 111.312 Sections 1-2 (Additional recording fee applies).

This cover page must be typed or printed clearly in black ink only.

DOUGLAS COUNTY, NV      **2024-1006218**  
RPTT:\$2106.00 Rec:\$40.00  
\$2,146.00 Pgs=3      04/01/2024 11:43 AM  
TICOR TITLE - GARDNERVILLE  
SHAWNYNE GARREN, RECORDER

WHEN RECORDED MAIL TO:  
Ricky Paul Decarlo and Cynthia C. Decarlo, Trustee of  
the C & R Decarlo 1993 Trust  
~~1AAA Glenwood Ave~~  
~~Gardnerville, NV 89460~~  
P.O BOX 2049  
Minden, NV 89423  
MAIL TAX STATEMENTS TO:  
SAME AS ABOVE

Escrow No. 2400198-RLT

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submitted for recording does not contain the social  
security number of any person or persons.  
(Pursuant to NRS 239b.030)

APN No.: 1220-20-001-069, 1220-20-001-070  
R.P.T.T. \$2,106.00

SPACE ABOVE FOR RECORDER'S USE ONLY

### GRANT, BARGAIN, SALE DEED

**THIS INDENTURE WITNESSETH:** That Bing Construction Co. Nevada, a Nevada Corporation  
**FOR A VALUABLE CONSIDERATION,** receipt of which is hereby acknowledged, do/does hereby  
Grant, Bargain, Sell and Convey to Ricky Paul Decarlo and Cynthia C. Decarlo, Trustee of the C & R  
Decarlo 1993 Trust

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

**PARCEL 1:**

Parcels 3B-1A and 3B-1B as set forth on Parcel Map No. 1009 for Bing Construction Co. of Nevada,  
according to the map thereof, filed in the office of the County Recorder for Douglas County, State of  
Nevada, on July 12, 1995, in Book 795, Page 1284, as Document No. 365966, Official Records.

**PARCEL 2:**

A non-exclusive easement for ingress and egress as shown on the Parcel Map No. 1009, recorded July  
12, 1995 in Book 795, Page 1284 as Instrument No. 365966 in the Office of the Douglas County  
Recorder.

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

Signature and notary acknowledgement on page two.

WHEN RECORDED MAIL TO:  
Ricky Paul Decarlo and Cynthia C. Decarlo, Trustee of  
the C & R Decarlo 1993 Trust  
144A Glenwood Dr  
Bartonsville, NY 89400  
P. O BOX 2049  
Minden, NV 49423  
MAIL TAX STATEMENTS TO:  
SAME AS ABOVE

**E-RECORDED** *simplifile*  
ID: 2024-1006218  
County: DOUGLAS  
Date: 4-1-24 Time: 11:43

Escrow No. 2400198-RLT

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(Pursuant to NRS 239b.030)

APN No.: 1220-20-001-069  
R.P.T.T. \$2,106.00

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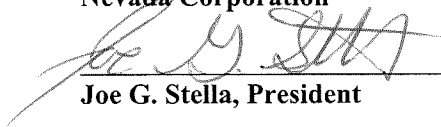
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Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging  
or in anywise appertaining.

Signature and notary acknowledgement on page two.

Bing Construction Co. Nevada, a  
Nevada Corporation

  
\_\_\_\_\_  
Joe G. Stella, President

Bing Construction Co. Nevada, a Nevada  
Corporation

  
\_\_\_\_\_  
Eric D. Chennault, Director

STATE OF NEVADA  
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on ,  
by Joe G. Stella & Eric D. Chennault

MARCH 27 2024

  
\_\_\_\_\_  
NOTARY PUBLIC

 SHAWNA KENNEDY  
Notary Public - State of Nevada  
Appointment Recorded in Lyon County  
No: 22-6642-12 - Expires December 1, 2025

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow  
No. 02400198.

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1220-20-001-069  
 b. 1220-20-001-070  
 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 \_\_\_\_\_

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

3. a. Total Value/Sales Price of Property: \$ \_\_\_\_\_  
 b. Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 c. Transfer Tax Value \$ 6.0  
 d. Real Property Transfer Tax Due: \$ 0.0

4. **If Exemption Claimed**  
 a. Transfer Tax Exemption, per NRS 375.090, Section #3  
 b. Explain Reason for Exemption: Fixing grantees mailing address  
Without Consideration 2024-1006218

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 [Signature] Capacity Agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Bing Construction Co. Nevada, a Nevada Corporation  
 Address: PO Box 487  
 City: Minden  
 State: NV Zip: 89423

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

Print Name: Ricky Paul Decarlo and Cynthia C. Decarlo, Trustee of the C & R Decarlo 1993 Trust  
 Address: P.O BOX 2049  
 City: Minden  
 State: NV Zip: 89423

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**

Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02400198-020-RLT  
 Address: 1483 US Highway 395 N, Suite B  
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED