

APN: 1320-30-712-001  
R.P.T.T.: \$14,430.00  
Escrow No.: 24039445-LS  
When Recorded Return To:  
Lois Wray  
PO Box 2649  
Minden, NV 89423

Mail Tax Statements to:  
Lois Wray  
PO Box 2649  
Minden, NV 89423

DOUGLAS COUNTY, NV **2024-1006329**  
RPTT:\$14430.00 Rec:\$40.00  
\$14,470.00 Pgs=3 **04/04/2024 09:07 AM**  
FIRST CENTENNIAL - RENO (MAIN OFFICE)  
SHAWNYNE GARREN, RECORDER

SPACE ABOVE FOR RECORDER'S USE

### GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**LFW LLC, a Nevada limited liability company**

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

**Lois Wray, an unmarried woman**

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

**SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A"**

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

Dated this 18<sup>th</sup> day of March, 2024.

LFW LLC, a Nevada limited liability company

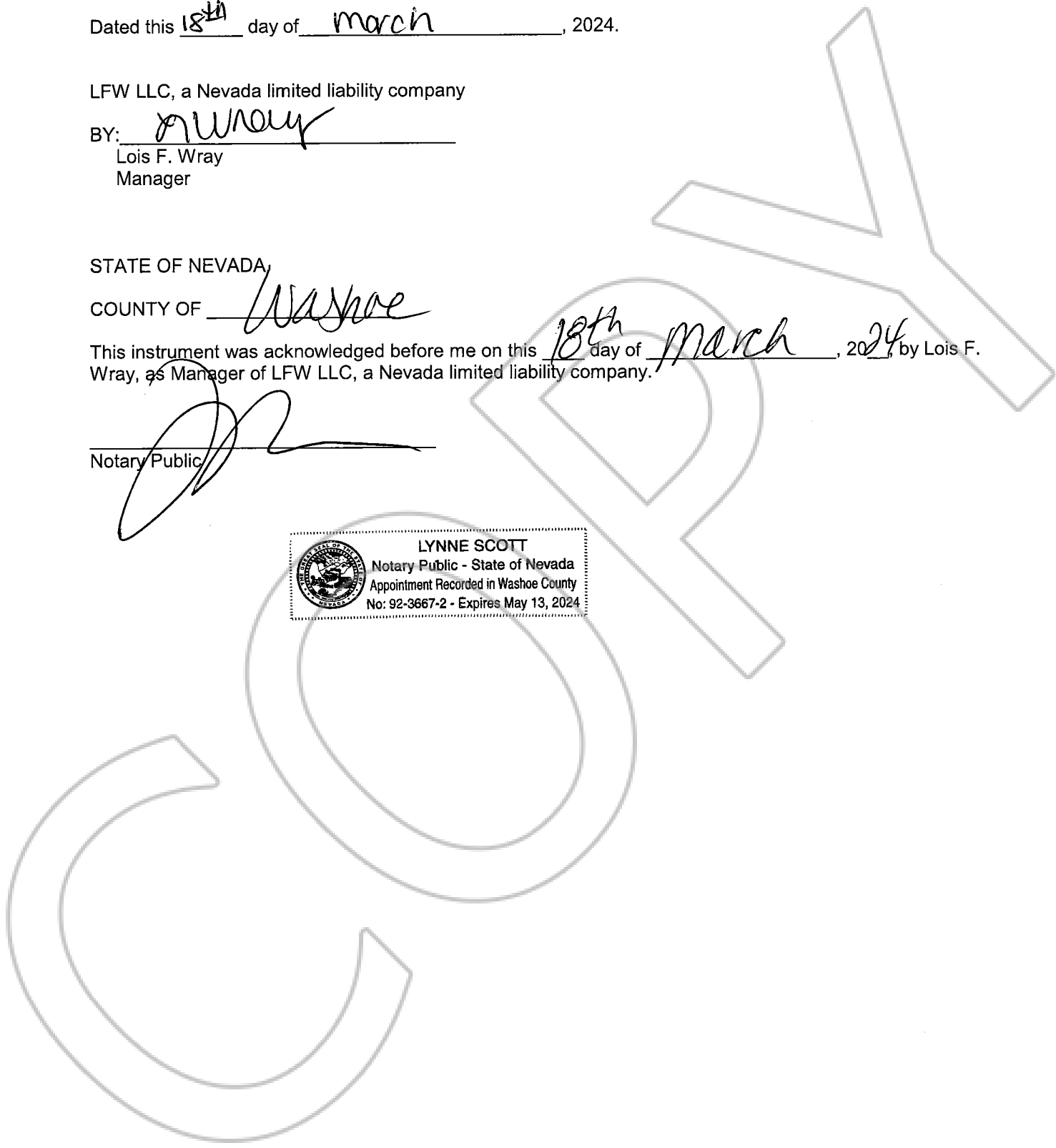
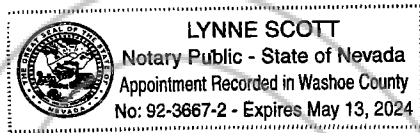
BY: [Signature]  
Lois F. Wray  
Manager

STATE OF NEVADA,

COUNTY OF Washoe

This instrument was acknowledged before me on this 18<sup>th</sup> day of March, 2024, by Lois F. Wray, as Manager of LFW LLC, a Nevada limited liability company.

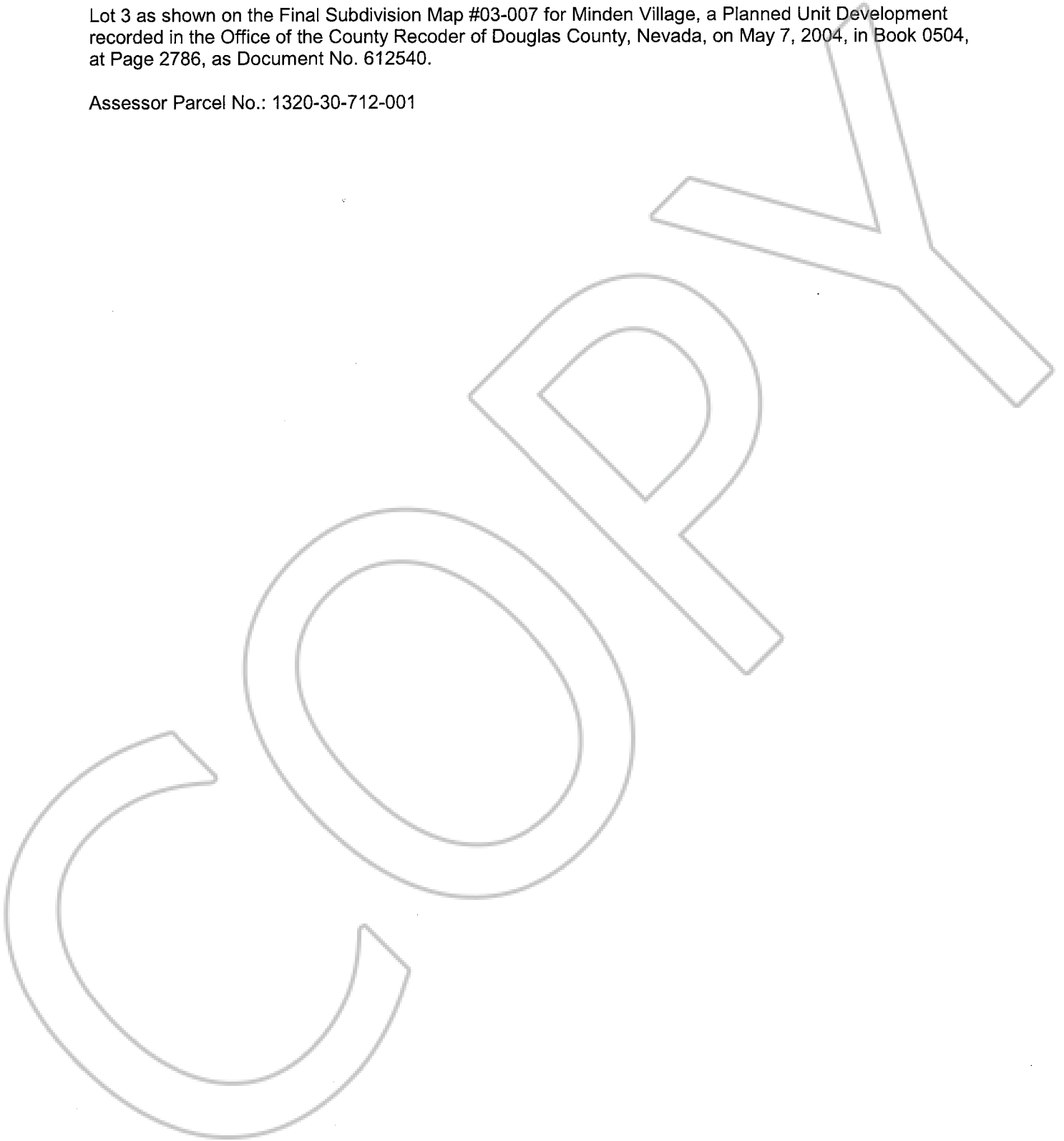
[Signature]  
Notary Public



## EXHIBIT "A"

Lot 3 as shown on the Final Subdivision Map #03-007 for Minden Village, a Planned Unit Development recorded in the Office of the County Recorder of Douglas County, Nevada, on May 7, 2004, in Book 0504, at Page 2786, as Document No. 612540.

Assessor Parcel No.: 1320-30-712-001



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1320-30-712-001  
 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: \$3,700,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)  
 c. Transfer Tax Value: \$3,700,000.00  
 d. Real Property Transfer Tax Due: \$14,430.00

4. **IF EXEMPTION CLAIMED:**  
 a. Transfer Tax Exemption, per NRS 375.090, Section: \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

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: X *Wray* Capacity: \_\_\_\_\_ Grantor  
 Signature: X *Wray* Capacity: \_\_\_\_\_ Grantee

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

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

Print Name: <u>LFW LLC, a Nevada limited liability company</u>	Print Name: <u>Lois Wray</u>
Address: <u>PO Box 2649</u>	Address: <u>PO Box 2649</u>
City: <u>Minden</u>	City: <u>Minden</u>
State: <u>NV</u> Zip: <u>89423</u>	State: <u>Nevada</u> Zip: <u>89423</u>

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

Print Name: First Centennial Title Company of Nevada Esc. #: 24039445-LS  
 Address: 500 Damonte Ranch Pkwy, Ste 820  
 City: Reno      State: NV      Zip: 89521

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED