

DOUGLAS COUNTY, NV

2024-1007710

RPTT:\$8775.00 Rec:\$40.00

\$8,815.00 Pgs=3

05/14/2024 01:44 PM

FIRST CENTENNIAL - RENO (MAIN OFFICE)

SHAWNYNE GARREN, RECORDER

APN: 1319-19-810-016
R.P.T.T.: \$8,775.00
Escrow No.: 24041038-DR
When Recorded Return To:
Robert J. Bujarski and Elizabeth Bujarski
1585 Burgundy Road
Encinitas, CA 92024

Mail Tax Statements to:
Robert J. Bujarski and Elizabeth Bujarski
1585 Burgundy Road
Encinitas, CA 92024

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Liang Zhao, a married woman, as her sole and separate property

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

Robert J. Bujarski and Elizabeth Bujarski, husband and wife, as joint tenants with right of survivorship

all that real property situated in the 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 9 day of May, 2024.

Liang Zhao

Liang Zhao

jc
STATE OF ~~NEVADA~~ Virginia

COUNTY OF Henrico

This instrument was acknowledged before me on this 9 day of May, 2024, by Liang Zhao.

Lakesa Shemon Cox

Notary Public Lakesa Shemon Cox

My Commission Expires 7/31/2024

Registration # 7884662

Completed via Remote Online Notarization using 2 way Audio/Video technology.

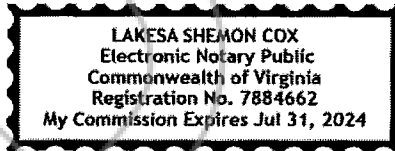


EXHIBIT "A"

All that portion of Lots 5, 6, & 7, as shown on the map of Kingsbury Estates Unit No. 2, filed in the Office of the County Recorder of Douglas County, Nevada, on June 6, 1962, as Document No. 20174, more particularly described as follows:

Beginning at the most easterly corner of said lot 5;

Thence South $41^{\circ}47'28''$ West 203.69 feet;

Thence North $89^{\circ}59'10''$ West 218.27 feet;

Thence South 41.84 feet;

Thence South $50^{\circ}55'19''$ West 217.61 feet;

Thence North $25^{\circ}56'36''$ East 197.00 feet;

Thence South $64^{\circ}03'24''$ East 77.37 feet;

Thence North $50^{\circ}31'07''$ East 1.52 feet;

Thence North 34.75 feet;

Thence along a tangent curve to the right with a radius of 12.00 feet, a central angle of $90^{\circ}00'00''$ and an arc length of 18.85 feet;

Thence East 18.00 feet;

Thence North $55^{\circ}20'19''$ East 334.06 feet;

Thence South $50^{\circ}40'20''$ East 79.17 feet to the point of beginning.

Note: The above metes and bounds description was previously described in Boundary Line Adjustment Grant Deed, recorded August 8, 2008, in Book 808, page 1407, as Document No. 728199, Official Records of Douglas County, Nevada.

Assessors Parcel No.: 1319-19-810-016

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1319-19-810-016
 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: \$2,250,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$2,250,000.00
 d. Real Property Transfer Tax Due: \$8,775.00

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: _____ Capacity: Grantor
 Signature: Robert J. Bujarski / Elizabeth Bujarski Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Liang Zhao
 Address: 227 Carlton Road L3E 3M2
 City: Ontario
 State: Canada Zip: _____

Print Name: Robert J. Bujarski and Elizabeth Bujarski
 Address: 163 S. Benjamin Drive
 City: Stateline
 State: Nevada Zip: 89449

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

Print Name: First Centennial Title Company of Nevada Esc. #: 24041038-DR
 Address: 896 W Nye Ln, Ste 104
 City: Carson City State: NV Zip: 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED