

DOUGLAS COUNTY, NV  
RPTT:\$1716.00 Rec:\$40.00  
\$1,756.00 Pgs=3

**2024-1010033**

**07/15/2024 11:37 AM**

SIGNATURE TITLE - MINDEN  
SHAWNYNE GARREN, RECORDER

A.P.N.: 1121-05-516-004

RECORDING REQUESTED BY:  
Signature Title Company LLC  
111 W Proctor Street Suite 206  
Carson City, NV 89703

MAIL RECORDED DOCS AND  
TAX STATEMENTS TO:

Susan Nannette Rogers Mitchell, Trustee of the  
Mitchell Living Trust, dated November 28, 2012  
257 Mark Street  
Gardnerville, NV 89410

Escrow No.: 710300-NF

RPTT \$1,716.00

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**Johnson Development LLC, A Limited Liability Company**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant,  
Bargain, Sell, and Convey to:

**Susan Nannette Rogers Mitchell, Trustee of the Mitchell Living Trust, dated November 28,  
2012**

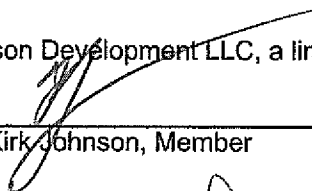
all that real property in the City of Gardnerville, County of Douglas, State of Nevada, described as follows:


**See Attached Exhibit "A"**

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

**Signature Page attached and made a part hereof.**

Johnson Development LLC, a limited liability company

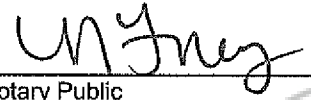
  
By: Kirk Johnson, Member

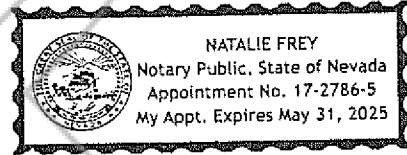
  
By: Gina Johnson, Member

STATE OF NEVADA } ss:  
COUNTY OF DOUGLAS

This instrument was acknowledged before me on 7/9/24

by KIRK JOHNSON AND GINA JOHNSON

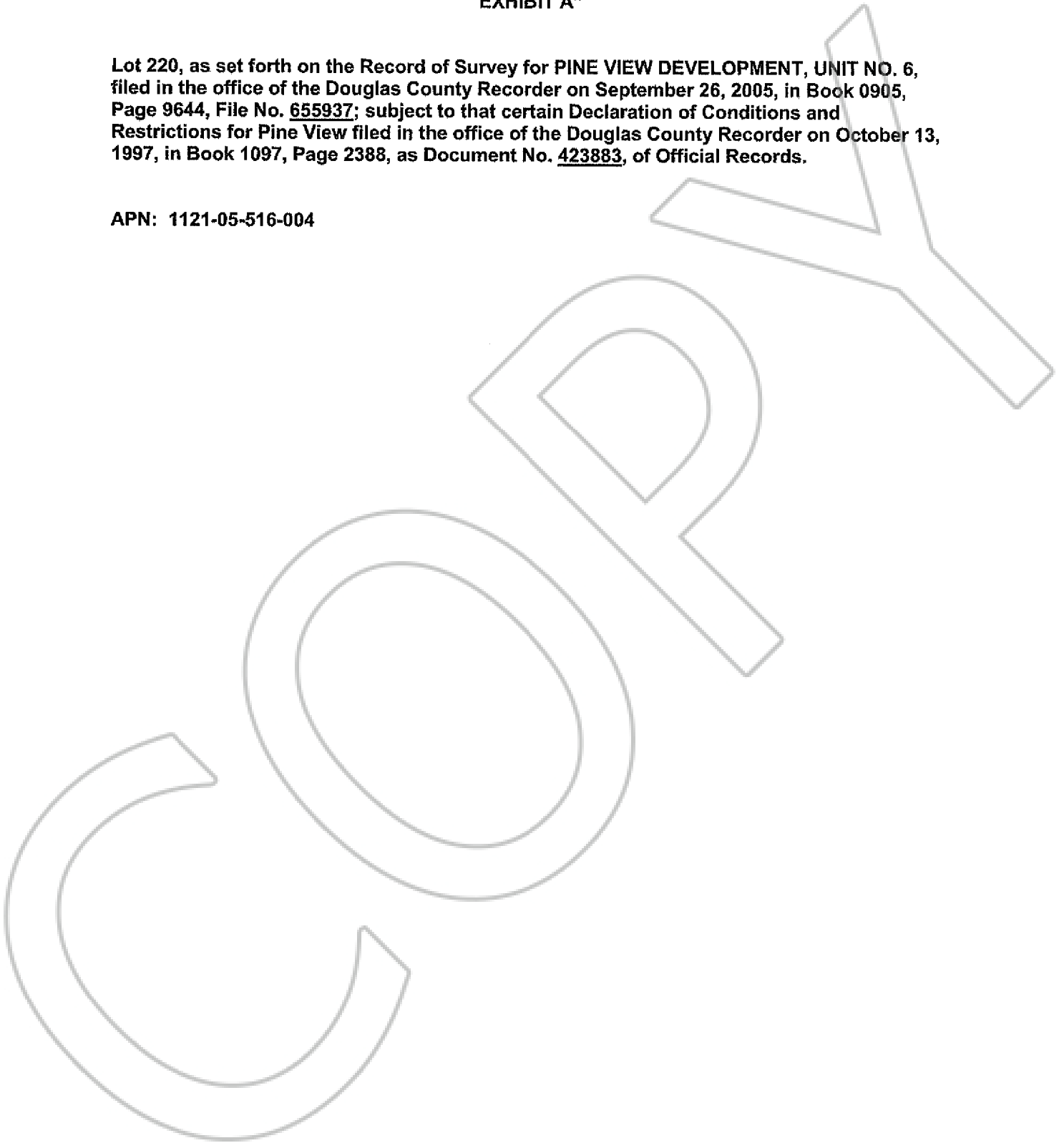
  
Notary Public (seal)



**EXHIBIT A"**

**Lot 220, as set forth on the Record of Survey for PINE VIEW DEVELOPMENT, UNIT NO. 6, filed in the office of the Douglas County Recorder on September 26, 2005, in Book 0905, Page 9644, File No. 655937; subject to that certain Declaration of Conditions and Restrictions for Pine View filed in the office of the Douglas County Recorder on October 13, 1997, in Book 1097, Page 2388, as Document No. 423883, of Official Records.**

**APN: 1121-05-516-004**



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 1121-05-516-004 \_\_\_\_\_
- b) \_\_\_\_\_
- 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
- Other

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

**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property)      \$440,000.00  
Transfer Tax Value      \$440,000.00  
Real Property Transfer Tax Due:      \$1,716.00

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section \_\_\_\_\_
- b. Explain Reason for Exemption: \_\_\_\_\_

**5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %**

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 *M. Tracy*      *Agnet*  
Signature \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(Required)**

Print Name: Johnson Development LLC  
Address: 1981 Lacey Street  
Gardnerville, NV 89410

**BUYER (GRANTEE) INFORMATION**  
**(Required)**

Print Name: Susan Nannette Rogers Mitchell,  
Trustee of the Mitchell Living Trust,  
dated November 28, 2012  
Address: 257 Mark Street  
Gardnerville, NV 89410

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

Print Name: Signature Title Company LLC      Escrow #: 710300-NF  
Address: 111 W Proctor Street Suite 206, Carson City, NV 89703