

A.P.N. 1220-21-710-180
R.P.T.T. #3

DOUGLAS COUNTY, NV
RPTT:\$0.00 Rec:\$40.00
\$40.00 Pgs=3
TICOR TITLE - CC (NVTH3K)
SHAWNYNE GARREN, RECORDER
2024-1011501
08/27/2024 09:10 AM
E03

MAIL TAX STATEMENTS TO:
SAME AS BELOW
WHEN RECORDED MAIL TO:

Andrew Davis Crosno
1334 Patricia Dr.
Gardnerville, NV 89460

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)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Andrew Davis Crosno, a single man, who acquired title as Andrew Davis Crosno, an unmarried man single man

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to **Andrew Davis Crosno, a single man**

and to the heirs and assigns of such Grantee forever, all that real property situated in Douglas County, State of Nevada, more particularly described as:

SEE ATTACHED EXHIBIT "A"

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Andrew Davis Crosno
Andrew Davis Crosno

08/23/24
Date

State of Nevada }
County of Douglas } ss.

This instrument was acknowledged before me on August 23, 2024
By, Andrew Davis Crosno

Signature Denise Jo Arthur
Notary Public

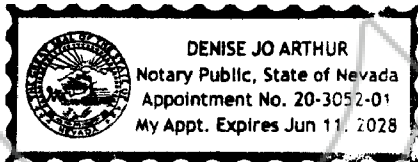
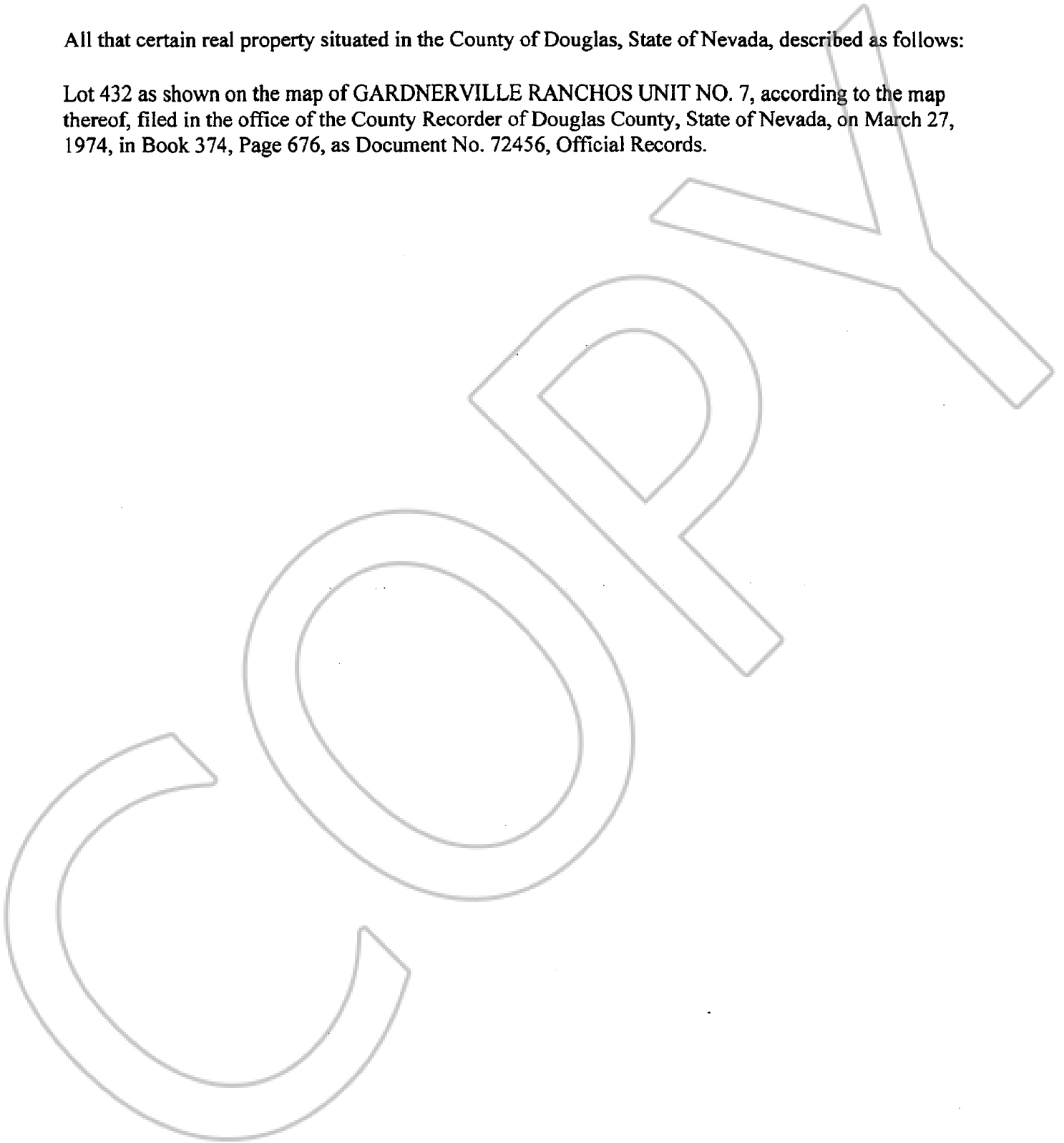


EXHIBIT "A"

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

Lot 432 as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 7, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on March 27, 1974, in Book 374, Page 676, as Document No. 72456, Official Records.



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1220-21-710-180
 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'/Ind'l
 g. Agricultural h. Mobile Home
 i. Other _____

FOR RECORDERS OPTIONAL USE ONLY	
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 \$ _____
 d. Real Property Transfer Tax Due: \$ 0.00

4. **If Exemption Claimed**
 a. Transfer Tax Exemption, per NRS 375.090, Section #3
 b. Explain Reason for Exemption: Correcting vesting status without consideration,
Document No. 2023-1000992

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.

X Signature [Signature] Capacity Grantor
 X Signature [Signature] Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Andrew Davis Crosno
 Address: 1334 Patricia Dr.
 City: Gardnerville
 State: NV Zip: 89640

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Andrew Davis Crosno
 Address: 1334 Patricia Dr.
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: TTR2402269-TO/
 Address: 5441 Kietzke Lane, Suite 100
 City, State, Zip: Reno, NV 89511