

APN: 1420-07-310-004  
R.P.T.T.: \$780.00  
Escrow No.: 24043986-DD  
When Recorded Return To:  
The Revocable Living Trust, 2001 Larson  
Family Trust  
863 Mica Drive  
Carson City, NV 89705

Mail Tax Statements to:  
The Revocable Living Trust, 2001 Larson  
Family Trust  
863 Mica Drive  
Carson City, NV 89705

DOUGLAS COUNTY, NV  
RPTT:\$780.00 Rec:\$40.00  
\$820.00 Pgs=2  
2024-1012214  
09/13/2024 02:05 PM  
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,

**Susan Peterson, a widow**

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

**John M. Larson and Patricia Gales Larson, Trustees of The Revocable Living Trust, 2001 Larson Family Trust**

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

Lot 4, in Block J, of Vista Grande Subdivision, Unit No. 1, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on November 9th, 1964, as Document No. 26518.

EXCEPTING THEREFROM any mobile home or manufactured housing unit and appurtenances, if any, located on said land.

Assessors Parcel No.: 1420-07-310-004

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

Dated this 13 day of September, 2024.

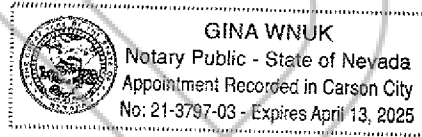
Susan Peterson by Jeanne Ross as attorney in fact  
Susan Peterson

STATE OF NEVADA

COUNTY OF CARSON CITY

This instrument was acknowledged before me on this 13 day of September, 2024, by Jeanne Ross as attorney in fact for Susan Peterson.

Gina Wnuk  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1420-07-310-004  
 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: \$200,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)  
 c. Transfer Tax Value: \$200,000.00  
 d. Real Property Transfer Tax Due: \$780.00

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: *Susan Peterson by Jeanne Peterson in fact* Capacity: \_\_\_\_\_ Grantor  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

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

Print Name: Susan Peterson  
 Address: 950 Ridgefield Dr.  
 City: Carson City  
 State: NV      Zip: 89706

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

Print Name: John M. Larson and Patricia Gales Larson, Trustees of The Revocable Living Trust, 2001 Larson Family Trust  
 Address: 863 Mica Drive  
 City: Carson City  
 State: Nevada      Zip: 89705

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

Print Name: First Centennial Title Company of Nevada Esc. #: 24043986-DD  
 Address: 896 W Nye Ln, Ste 104  
 City: Carson City      State: NV      Zip: 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED