

1. APN: 09-632-10

2. Type of Property:

- a) ☐ Vacant Land
c) ☐ Condo/Twnhse
e) ☐ Apt. Bldg
g) ☐ Agricultural
i) ☐ Other _____
- b) ☒ Single Fam. Res.
d) ☐ 2-4 Plex
f) ☐ Comm'l/Ind'l
h) ☐ Mobile Home

FOR RECORDERS OPTIONAL USE ONLY
Document #: 452501
Date of Recording: 03/31/2015

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Document Instrument No.:

Book: _____ Page: _____

Date of Recording:

Notes:

STATE OF NEVADA
DECLARATION OF VALUE

3. Total Value/Sales Price of Property: \$152,268.00

Deed in Lieu of Foreclosure Only (value of property) \$ _____

Transfer Tax Value: \$152,268.00

Real Property Transfer Tax Due: \$ 594.75

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 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 <i>[Signature]</i>	Capacity _____ grantee
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(Required)	(Required)
Print Name: Secretary of Housing & Urban Development	Print Name: Ryan Eugene Griffith
Address: 34 Civic Center Plaza	Address: 37 Zephyr Circle
City/State/Zip: Santa Ana, CA 92701	City/State/Zip: Carson City, NV 89706

COMPANY REQUESTING RECORDING

Co. Name: First Centennial Title Company of NV	Escrow # 00209663-016dr
Address: 704 West Nye Lane, Suite 101 Carson City, NV 89703	

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)

Tax ID No. 09-632-10

Escrow No. 209663-DR
Case # 331-112620

Return Document To:
Mr and Mrs Ryan Griffith
2268 Woodcrest Lane
Carson City NV 89701

Mail Tax Statement To:
Same as above

RECORDED AT THE REQUEST OF
FIRST CENTENNIAL - RENO
03/31/2015 09:34AM
FILE NO.452501
SUSAN MERRIWETHER
CARSON CITY RECORDER
FEE \$15.00 DEP LRD

SPECIAL WARRANTY DEED

This indenture, Made March 23, 2015 by and between Julian Castro Sworn in as Secretary for the U.S. Department of Housing and Urban Development AKA The Secretary of Housing and Urban Development, It's Successors and/or Assigns, (hereinafter referred to as "Grantor"), 34 Civic Center Plaza, Room 7015, Santa Ana, CA 92701-4003, and Ryan Eugene Griffith and Alisha Nicole Griffith Husband and Wife as joint tenants with right of survivorship (hereinafter referred to as "Grantee")
Witnesseth: That the said Grantor, for and in consideration of the sum of ten dollars and Other Good and Valuable Considerations in hand paid by the said Grantee (s), the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, convey and confirm unto the Grantee (s) forever the following described tract of land in Carson City in the State of Nevada:

All that certain real property situate in Carson City, State of NEVADA, described as follows:

Being a portion of the Southwest ¼ of the Northeast ¼ of the Southeast ¼ of Section 20 Township 15 North, Range 20 East, M.D.B. & M., more particularly described as follows:

Parcel 34, as set forth on that certain Parcel Map for JOHN S. SERPA, recorded July 20, 1983 in Book 4 of Maps, page 989, Official Records of Carson City, Nevada, as File No. 19986.

THIS DEED IS NOT TO BE IN EFFECT UNTIL: _____

Being the same property acquired by the Grantor pursuant to the provisions of the National Housing Act, as amended (12 U.S.C. 1701) and The Department of Housing and Urban Development Act (42 U.S.C. 3531.)

And, the said Grantor, for himself and his successors hereby covenants and specially warrants to and with the said Grantee (s), heirs and assigns, that previous to the time of execution of this conveyance, the said Grantor has not conveyed the same estate, or any right, title or interests therein, to any person other than the Grantee (s) and that at the time of execution of this conveyance the said

premises are free from encumbrances done, made or suffered by the Grantor, or any person claiming by, through or under him.

And, The Secretary of Housing and Urban Development (Seller) agrees to sell the property at the price and terms set forth herein, and to prepare a deed containing a covenant which warrants against the acts of the Seller and all claiming by, through or under him.

Subject to All covenants, restrictions, easements, conditions and rights appearing of record; Subject to taxes for the year 2014 and thereafter; and Subject to any state of facts an accurate survey would show.

In Witness Whereof the undersigned being specifically named pursuant to the delegation of authority published at 70 Federal Register 43, 171 (July 26, 2005) as an authorized agent, has set his/her hand as a principal and/or officer of **Matt Martin Real Estate Management**, Management and Marketing Contractor of the US Department of Housing and Urban Development, for and on behalf of the Secretary of Housing and Urban Development.

The Secretary of Housing and Urban Development, Its successors and assigns, By **Matt Martin Real Estate Management**.

Susan Leng
By: Susan Leng Its: Delegate

State of Pa

County of Montgomery (ss)

Sworn to and subscribed before me by Susan Leng, the
CE (title) of **Matt Martin Real Estate Management**,
Management and Marketing Contractor of the US Department of Housing and Urban Development,
for and on behalf of the Secretary of Housing and Urban Development, and being specifically named
pursuant to the delegation of authority published at 70 Federal Register 43, 171 (July 26, 2005) as an
authorized agent, on the 27 day of March 2015.

Bridget Lumio
Notary Public my commission
Residing In: 610-3-23-16 PA.

Commission Expires: 3-23-16

