

APN# : 004-333-19

RPTT: \$520.65

Recording Requested By:

Western Title Company

Escrow No.: 120420-KDJ

When Recorded Mail To:

Amanda L. Hood

400 S. Saliman Road #67

Carson City NV 89701

Mail Tax Statements to: (deeds only)

Same as Above

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

(Per NRS 239B.030)

Signature



Kayla Jacobsen

Escrow Officer

Grant, Bargain, and Sale Deed

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Clark Valceschini and Charlene Valceschini, Trustees, or their successors in trust, under the Valceschini Living Trust dated September 11, 2002 and as individuals.

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Amanda L. Hood, a single woman

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Carson City, County of Carson City State of Nevada bounded and described as follows:

All that real property situate in Carson City, State of Nevada, describes as follows:

PARCEL 1:

Unit 67, of CARSON PARK, a Condominium Subdivision, according to the map thereof, filed in the office of the County Recorder of Carson City, State of Nevada, on May 9, 1979, Book 3 of Maps, Page 740-A, as File No. 87810.

TOGETHER with the following appurtenant easements:

The exclusive right to use the Balcony or Patio shown on said Condominium Plan adjacent to the aforementioned unit.

PARCEL 2:

An undivided 1/156th interest in the Common Area as said Common Area is shown on the map of said Condominium project.

PARCEL 3:

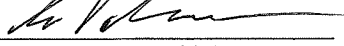
An appurtenant easement for the exclusive right to use for vehicle parking purposes the parking Spaces Nos. 82-0 and 82-C, as shown on Exhibit "B" of the Condominium Declaration of Carson Park, a Condominium Subdivision, recorded July 16, 1979, as File No. 89376, Carson City Official Records.

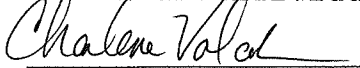
TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 10/13/2020

Grant, Bargain and Sale Deed – Page 2

Valceschini Living Trust dated September 11, 2002

 10-21-2020
By Clark Valceschini, Trustee Date
and as an individual

 10/21/2020
By Charlene Valceschini, Date
Trustee and as an individual

STATE OF See Attached } ss
COUNTY OF See Attached
This instrument was acknowledged before me on
See Attached

By Clark Valceschini, Trustee and Charlene Valceschini,
Trustee.

See Attached Acknowledgement

Notary Public

Notary Public

This certificate is attached to a 2pg page document dealing with/entitled Grant, Bargain and Sale Deed and dated 10/21/2020.
 DTD: 10/13/2020
 Signed: 10/21/2020

California ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Kings

On 10/21/2020 before me,

Melinda T. Lourenco, Notary Public (here insert name and title of the officer),

personally appeared Clark Valceschini & Charlene Valceschini, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Signature] (Seal)

Printed 02-18

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 004-333-19

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
i) ☐ Other _____

FOR RECORDERS OPTIONAL USE ONLY

NOTES: _____

3. Total Value/Sales Price of Property: \$133,500.00
Deed in Lieu of Foreclosure Only (value of property) (
Transfer Tax Value: \$133,500.00
Real Property Transfer Tax Due: \$520.65

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 %

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 _____ Capacity Escrow
Signature _____ Capacity _____

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

Print Name: Valceschini Living Trust dated September 11, 2002
Address: 400 S. Saliman Road #67
City: Carson City
State: NV Zip: 89701

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

Print Name: Amanda L. Hood
Address: 400 S. Saliman Road #67
City: Carson City
State: NV Zip: 89701

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company

Esc. #: 120420-KDJ

Address: Carson Office
2310 S. Carson St, Suite 5A

City/State/Zip: Carson City, NV 89701

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)