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DOC # 0787188
07/28/2011 03:11 PM Deputy: SG
OFFICIAL RECORD
Requested By:
JAMES AWBREY

A.P.N. 1220-21-510-140

Douglas County - NV
Karen Ellison - Recorder

Page: 1 of 2 Fee: 15.00
BK-0711 PG- 5732 RPTT: 230.10

RECORDING REQUESTED BY:

AND WHEN RECORDED, MAIL TO:

MR. & MRS. AWBREY

P O BOX 23454

SAN JOSE, CA 95132
95123



THIS SPACE FOR RECORDER'S USE ONLY

The undersigned grantor(s) declare(s): Documentary transfer tax is \$ 230.10

- computed on full value of property conveyed, or
- computed on full value less value of liens and encumbrances remaining at time of sale
- Unincorporated area: City of _____, and
- Realty not sold.

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE WITNESSETH: That **GRTM, LLC, A NEVADA LIMITED LIABILITY COMPANY** in consideration of \$10.00 Dollars, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to **JAMES M. AWBREY AND CONNIE M. AWBREY, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP** all that real property in the County of Douglas, State of Nevada, bounded and described as follows:

LOT 188 AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 6, BEING A REVISION OF THE WEST 1/2 OF GARDNERVILLE RANCHOS UNIT NO. 5, AND OTHER LANDS, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON MAY 29, 1973 AS DOCUMENT NO. 66512.

"THIS DEED IS AN ABSOLUTE CONVEYANCE, THE GRANTOR HAVING SOLD SAID LAND TO THE GRANTEE FOR A FAIR AND ADEQUATE CONSIDERATION, SUCH CONSIDERATION, IN ADDITION TO THAT ABOVE RECITED, BEING FULL SATISFACTION OF ALL OBLIGATIONS SECURED BY THE MORTGAGE (DEED OF TRUST) EXECUTED BY GRTM, LLC, A NEVADA LIMITED LIABILITY COMPNAY TRUSTOR TO NORTHERN NEVADA TITLE COMPANY, A NEVADA CORPORATION, AS TRUSTEE IN FAVOR OF JAMES M. AWBREY AND CONNIE M. AWBREY, HUSBAND AND WIFE AS JOINT TENANTS, AS BENEFICIARY RECORDED JUNE 16, 2008, IN BOOK 0608, OFFICIAL RECORDS OF THE COUNTY OF DOUGLAS, STATE OF NEVADA, AT PAGE 3728, DOCUMENT NO. 0725095. GRANTOR DECLARE THAT THIS CONVEYANCE IS FREELY AND FAIRLY MADE, AND THAT THERE ARE NO AGREEMENTS, ORAL OR WRITTEN, OR OTHER THAN THIS DEED BETWEEN THE GRANTOR AND GRANTEE WITH RESPECT TO SAID LAND."

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

Witness our hands this 19 day of July, 2011.

GRTM, LLC

Tim Moran
TIM MORAN, MANAGING MEMBER

George Rooker
GEORGE ROOKER, MANAGING MEMBER

STATE OF Nevada)
COUNTY OF Douglas)

On 7-19-11 personally appeared before me, a Notary Public, TIM MORAN AND GEORGE ROOKER who acknowledged that they executed the above instrument.

Signature *Wendy Dunbar*

