

DOC # 796588  
01/27/2012 02:42PM Deputy: PK

OFFICIAL RECORD

Requested By:

First American Title State

Douglas County - NV

Karen Ellison - Recorder

Page: 1 of 4 Fee: \$42.00

BK-112 PG-5368 RPTT: 464.10



A.P.N.: 1319-19-612-001  
File No: 141-2417068 (NMP)  
R.P.T.T.: \$464.10

When Recorded Mail To: Mail Tax Statements To:  
Elroy Boehnlein and Liezl Boehnlein  
16904 Ehle Street  
San Leandro, CA 94578

### ***GRANT, BARGAIN and SALE DEED***

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

Sean M. McBride, a married man as his sole and separate property

do(es) hereby *GRANT, BARGAIN and SELL* to

Elroy Boehnlein and Liezl Boehnlein, husband and wife as joint tenants with right of survivorship

the real property situate in the County of Douglas, State of Nevada, described as follows:

#### **PARCEL 1:**

**UNIT 1B, AS SHOWN ON THE MAP OF DEDICATION SHEET OF TRAMWAY APARTMENT CONDOMINIUMS (A SUBDIVISION OF LOT 555, PARCEL B, SECOND AMENDED MAP OF SUMMIT VILLAGE), RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON MAY 30, 1973, DOCUMENT NO. 73375, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA; AND AMENDED BY AMENDED MAP RECORDED DECEMBER 30, 1976, AS DOCUMENT NO. 05855, OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.**

#### **PARCEL 2:**

**AN UNDIVIDED 1/24TH INTEREST IN ALL OF THE "COMMON AREA" AS SHOWN ON THE MAP AND DEDICATION SHEET OF TRAMWAY APARTMENT CONDOMINIUMS (A SUBDIVISION OF LOT 555, PARCEL B, SECOND AMENDED MAP OF SUMMIT VILLAGE), RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MAY 30, 1973, DOCUMENT NO. 73375, DOUGLAS COUNTY, NEVADA; AND AMENDED BY AMENDED MAP RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON DECEMBER 30, 1976, AS DOCUMENT NO. 05855, DOUGLAS COUNTY, NEVADA.**

Subject to

1. All general and special taxes for the current fiscal year.



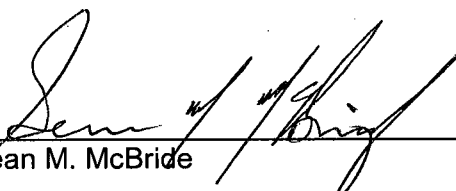
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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

Date: 12/02/2011

COPY



  
Sean M. McBride

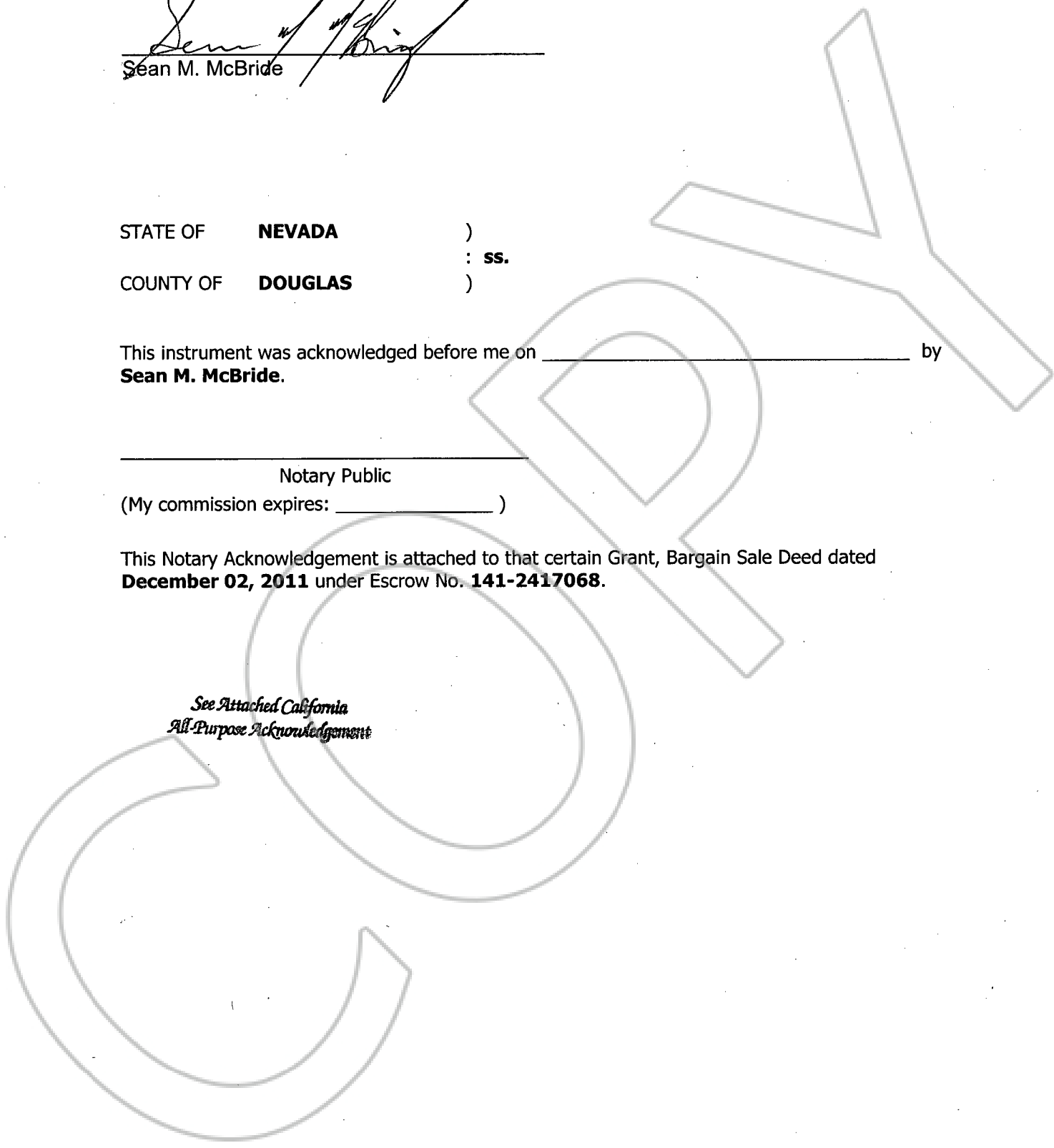
STATE OF **NEVADA** )  
 : ss.  
COUNTY OF **DOUGLAS** )

This instrument was acknowledged before me on \_\_\_\_\_ by  
**Sean M. McBride.**

\_\_\_\_\_  
Notary Public  
(My commission expires: \_\_\_\_\_ )

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated  
**December 02, 2011** under Escrow No. **141-2417068.**

*See Attached California  
All-Purpose Acknowledgement*





# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

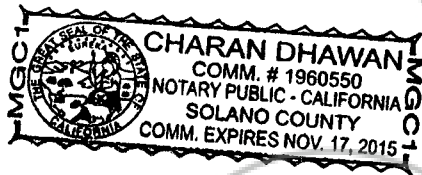
State of California

County of SOLANO

On 01-26-2012 before me, CHARAN DHAWAN, NOTARY PUBLIC  
Date Here Insert Name and Title of the Officer

personally appeared SEAN M. McBRIDGE AND SANDRA D. McBRIDGE  
Name(s) of Signer(s)

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: Charan Dhawan  
Signature of Notary Public

Place Notary Seal Above

## OPTIONAL

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

### Description of Attached Document

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

### Capacity(ies) Claimed by Signer(s)

Signer's Name: \_\_\_\_\_ Signer's Name: \_\_\_\_\_

Corporate Officer — Title(s): \_\_\_\_\_  Corporate Officer — Title(s): \_\_\_\_\_

Individual  Individual

Partner —  Limited  General  Partner —  Limited  General

Attorney in Fact  Attorney in Fact

Trustee  Trustee

Guardian or Conservator  Guardian or Conservator

Other: \_\_\_\_\_  Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_ Signer Is Representing: \_\_\_\_\_

