Doc Number: 0822425

04/24/2013 04:27 PM OFFICIAL RECORDS Requested By FIRST AMERICAN TITLE CO

DOUGLAS COUNTY RECORDERS Karen Ellison - Recorder

1 Of 2

Fee: \$ 15.00 Bk: 0413 Pg: 7296 RPTT \$ 2,184.00

A.P. No.

1319-11-002-002

Escrow No.

143-2442766-Rt/VT

R.P.T.T.

\$2,184.00

WHEN RECORDED RETURN TO:

Bradford J. Emerson and Holly J. Emerson 106 Cedar Lane Santa Barbara, CA 93108

MAIL TAX STATEMENTS TO: 106 Cedar Lane Santa Barbara, CA 93108

## GRANT, BARGAIN and SALE DEED

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

William Jay Sprow and Patricia Irene Sprow, Trustee of The William Jay Sprow and Patricia Irene Sprow 1997 Trust dated September 10, 1997 who acquied title as William Jay Sprow, Trustee and Patricia Irene Sprow, Trustee of The William Jay Sprow and Patricia Irene Sprow 1997 Trust dated September 10, 1997

do(es) hereby GRANT, BARGAIN and SELL to

Bradford J. Emerson and Holly J. Emerson, 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:

LOT 2, AS SHOWN ON THE MAP OF WILLOWBEND SUBDIVISION, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JULY 8, 1969, IN BOOK 67, PAGE 567, AS DOCUMENT NUMBER 44850.

## Subject to:

- All general and special taxes for the current fiscal year. 1.
- Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements 2. 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: 04/22/2013



BK · **04 13** PG : 7297 4/24/20 13

Patricia Sprow
William Sprow

CALIFORMIA STATE OF **NEVADA** )

COUNTY OF SACRAMENTS

This instrument was acknowledged before me on

APR 23 2013
Patricia Sprow and William Sprow.

Notary Fublic

(My commission expires: 6-07-03)

DENNIS HATFIELD COMM. # 1884348 MOTARY PUBLIC CALIFORNIA MY COUNT, Exp. Oct. 7, 2013

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 04/19/2013 under Escrow No. 143-2442766