Doc Number: **0833422** 

11/06/2013 12:58 PM OFFICIAL RECORDS

Requested By:
ABN ENTERPRISES, LLC

DOUGLAS COUNTY RECORDERS Karen Ellison - Recorder

A.P.N.:

1320-29-610-019, 1320-29-510-003, 1320-

29-510-002

File No:

()

R.P.T.T.:

\$

Fee: \$ 15.00 1 Of 2 1113 Pg: 1333 RPTT \$ 292.50

When Recorded Mail To: Mail Tax Statements To: ABN Enterprises, LLC PO BOX 489 Minden, NV 89423

## GRANT, BARGAIN and SALE DEED

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

Phillip E. Sorbet and Phyllis I. Sorbet, who acquired title as Phillis I. Sorbet, husband and wife as joint tenants with right of survivorship

do(es) hereby GRANT, BARGAIN and SELL to

ABN Enterprises, LLC a Nevada Domestic Limited Liability Company

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

Lot 19 Inclusive in Block A, Lot 100 and 101 inclusive in Block G, as set forth on the Final Subdivision Map for Monterra Phase 1, recorded in the office of the Douglas County Recorder, State of Nevada, on August 24, 2005 in Book 0805, Page 11150 as Document No. 653145 of Official Records

## 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: 10-08-13

This instrument is being recorded as an "Accommodation Only" by First American Title Insurance Company and has not been examined as to its validity, execution or its effect upon title, if any.



BK . 1113 PG : 1334 11/6/2013

Phillip E. Sorbet

Phyllis I. Sorbet

STATE OF (algania)

This instrument was acknowledged before me on <u>OC TOBERS</u> **Phillip E. Sorbet and Phyllis I. Sorbekt**.

COUNTY OF

OCTOBER 14,2013 by

Notary Public

(My commission expires: 12/6/2015)

PATSY FORTIER

NOTARY PUBLIC - CALIFORNIA

COMMISSION # 1960675

KERN COUNTY

My Comm. Exp Dec 6, 2015

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **10-08-13** under Escrow No. .