

Doc Number: **0842201**

05/08/2014 12:26 PM

OFFICIAL RECORDS

Requested By

BRAD COATES & SACHI BRADEN

DOUGLAS COUNTY RECORDERS

Karen Ellison - Recorder

Page: 1 of 3

Fee: \$ 16.00

Bk: 0514 Pg: 1624 RPTT # 3



Deputy. sg

When Recorded Mail To: Mail Tax Statements To:
Bradley Allen Coates and Sachiyo Sakaguchi Braden
2943 Kalakaua Avenue, #1108
Honolulu, Hawaii 96815

GRANT, BARGAIN and SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Bradley Allen Coates and Sachiyo Sakaguchi Braden, Husband and Wife as joint tenants with right of survivorship

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

Bradley Allen Coates and Sachiyo Sakaguchi Braden, Husband and Wife jointly, as tenants by the entirety, with right of survivorship

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

PARCEL NO. 1

LOT 125, AS SHOWN ON THE OFFICIAL PLAT OF PINEWILD UNIT NO. 2, A CONDOMINIUM, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER, DOUGLAS COUNTY, NEVADA, ON OCTOBER 23, 1973 AS DOCUMENT NO. 69660.

PARCEL NO. 2

THE EXCLUSIVE RIGHT TO USE AND POSSESSION OF THOSE CERTAIN PATIO AREAS ADJACENT TO SAID UNITS DESIGNATED AS "RESTRICTED COMMON AREA" ON THE SUBDIVISION MAP REFERRED TO IN PARCEL NO. 1 ABOVE.

PARCEL NO. 3

AN UNDIVIDED INTEREST AS TENANTS IN COMMON AS SUCH INTEREST IS SET FORTH IN BOOK 377, PAGE 417 - 421, OF THE REAL PROPERTY DESCRIBED ON THE SUBDIVISION MAP REFERRED TO IN PARCEL NO. 1 ABOVE, DEFINED IN THE

AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF PINEWILD, A CONDOMINIUM PROJECT, RECORDED MARCH 11, 1974, IN BOOK 374 OF OFFICIAL RECORDS AT PAGE 193, A SUPPLEMENTAL TO AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS PINEWILD A CONDOMINIUM PROJECT, RECORDED MARCH 9, 1977 IN BOOK 377 OF OFFICIAL RECORDS AT PAGE 411, AS LIMITED COMMON AREA AND THEREBY ALLOCATED TO THE UNIT DESCRIBED IN PARCEL NO. 1 ABOVE, AND EXCEPTING NON-EXCLUSIVE ENCROACHMENTS, MAINTENANCE OF COVENANTS, CONDITIONS AND RESTRICTIONS.

PARCEL NO. 4

NON-EXCLUSIVE EASEMENTS APPURTENANT TO PARCEL NO. 1, ABOVE, FOR INGRESS AND EGRESS, UTILITY SERVICES, SUPPORT ENCROACHMENTS, MAINTENANCE AND REPAIR OVER THE COMMON AREAS DEFINED AND SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF PINEWILD, MORE PARTICULARLY DESCRIBED IN THE DESCRIPTION OF PARCEL NO. 3 ABOVE.

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 revisions, remainders, rents, issues or profits thereof.

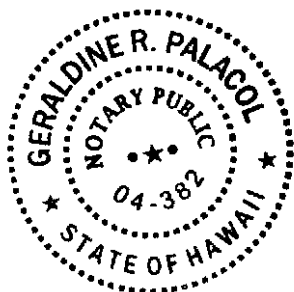
Date: 01/31/2014

Bradley Allen Coates
Bradley Allen Coates

STATE OF HAWAII)
) SS.
CITY AND COUNTY OF HONOLULU)

On JANUARY 31, 2014, before me GERALDINE R. PALACOL, a notary public in the First Circuit of the State of Hawaii, personally appeared BRADLEY ALLEN COATES, a married man, proved to me on the basis of satisfactory evidence, who, being by me duly sworn or affirmed, did say that such person executed the foregoing 3-page GRANT, BARGAIN AND SALE DEED dated January 31, 2014, as the free act and deed of such person, and, if

applicable, in the capacity shown, having been duly authorized to execute such instrument in such capacity.



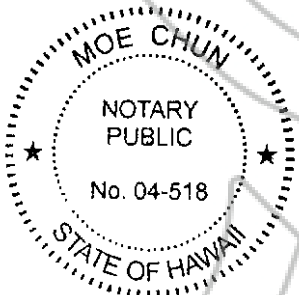
[Signature]
Print Name: GERALDINE R. PALACO
Notary Public, State of Hawaii
My Commission Expires: JULY 11, 2016
(Stamp or Seal)

This Notary Acknowledgment is attached to that certain Grant, Bargain and Sale Deed dated January 31, 2014.

[Signature]
Sachiyo Sakaguchi Braden

STATE OF HAWAII)
CITY AND COUNTY OF HONOLULU) SS.

On January 31, 2014, before me Moe Chun, a notary public in the First Circuit of the State of Hawaii, personally appeared SACHIYO SAKAGUCHI BRADEN, a married woman, proved to me on the basis of satisfactory evidence, who, being by me duly sworn or affirmed, did say that such person executed the foregoing 3-page GRANT, BARGAIN AND SALE DEED dated January 31, 2014, as the free act and deed of such person, and, if applicable, in the capacity shown, having been duly authorized to execute such instrument in such capacity.



[Signature]
Print Name: Moe Chun
Notary Public, State of Hawaii
My Commission Expires: Sept. 12, 2016
(Stamp or Seal)

This Notary Acknowledgment is attached to that certain Grant, Bargain and Sale Deed dated January 31, 2014.

A.P.N.: 1319-30-628-016
File No.: ()
R.P.T.T.: Sexempt 5