

Doc Number: **0849573**

09/18/2014 11:37 AM

OFFICIAL RECORDS

Requested By:
SERVICELINK

DOUGLAS COUNTY RECORDERS
Karen Ellison - Recorder

Page: 1 Of 4 Fee: \$ 17.00
Bk: 0914 Pg: 3230 RPTT \$ 107.25



Deputy. pk

APN# 1220-04112-022

Recording Requested by:

Name: ServiceLink LLC

Address: 1400 Chemington PKwy

City/State/Zip: Moontwp PA 15108

When Recorded Mail to:

Name: ServiceLink LLC

Address: 1400 Chemington PKwy

City/State/Zip: Moontwp PA 15108

Mail Tax Statement to:

Name: Kaya Holdings 2, LLC

Address: 110 Bernhill Pk Suite 200

City/State/Zip: Columbia, SC 29210

(for Recorder's use only)

Special Warranty Deed
(Title of Document)

Please complete Affirmation Statement below:

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the personal information of any person or persons.
(Per NRS 239B.030)

-OR-

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does contain the personal information of a person or persons as required by law:

(State specific law)

[Signature]

Auditor

Signature

Title

Shannon Stewart

Printed Name

This page added to provide additional information required by NRS 111.312 Sections 1-2 and NRS 239B.030 Section 4.

This cover page must be typed or printed in black ink.

(Additional recording fee applies)

PARCEL IDENTIFICATION NUMBER: 1220-04-112-022

Commitment Number: 3288131
Seller's Loan Number: L1400BN

After Recording Return To:
ServiceLink, LLC
1400 Cherrington Parkway
Moon Township, PA 15108

SEND TAX STATEMENTS/BILLS TO:
Kaja Holdings 2, LLC
16 Berryhill Road, Suite 200, Columbia, SC 29210

SPECIAL WARRANTY DEED

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, whose mailing address is **14221 Dallas Parkway, Suite 11201, Dallas, TX 75254**, hereinafter grantor, for \$27,350.00 (Twenty Seven Thousand Three Hundred Fifty Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to **Kaja Holdings 2, LLC**, hereinafter grantee, whose tax mailing address is **16 Berryhill Road, Suite 200, Columbia, SC 29210**, the following real property:

ALL THAT CERTAIN PARCEL OF LAND SITUATED IN THE COUNTY OF DOUGLAS AND STATE OF NEVADA BEING KNOWN AND DESIGNATED AS FOLLOWS: LOT 48, AS SHOWN ON THE OFFICIAL MAP OF KINGSLANE UNIT NO. 2, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON DECEMBER 20, 1971, IN BOOK 94, PAGE 517, AS FILE NO. 55958.

Property Address is: 1301 KINGSLANE, GARDNERVILLE, NV 89410

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **Instr. 839805**



Executed by the undersigned on 8-28, 2014:

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: ServiceLink, a Division of Chicago Title Insurance Company, its Attorney In Fact

By: 
Christopher Daniel

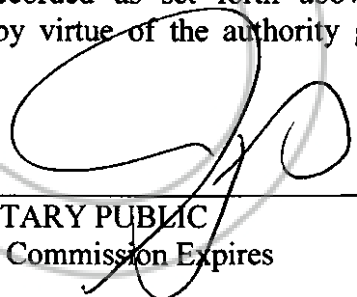
Name: _____

Title: Att

A Power of Attorney relating to the above described property was recorded on 8/2/2010 at Document Number: Doc. 767918.

STATE OF Pennsylvania
COUNTY OF ALLEGHENY

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 28 day of Aug, 2014, by Christopher Daniel of ServiceLink, A Division of Chicago Title Insurance Company as the Attorney in Fact for FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown _____ as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged; and recorded as set forth above, and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.


NOTARY PUBLIC
My Commission Expires

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Jody L. Mayer, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Nov. 16, 2016
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

This instrument prepared by:
Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550,
Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.