

DOUGLAS COUNTY, NV
RPTT:\$1462.50 Rec:\$42.00
\$1,504.50 Pgs=4
ETRCO, LLC
KAREN ELLISON, RECORDER

2014-850006

09/29/2014 10:17 AM

APN#: 1220-04-002-005

RPTT: \$1,462.50

Recording Requested By:
Western Title Company

Escrow No.: 065997-TEA

When Recorded Mail To:

Joseph Cereghino

1282 Centerville Lane

Gardnerville, NV 89460

Mail Tax Statements to: (deeds only)
Same as Above

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

(Per NRS 239B.030)

Signature _____

Print name _____

Title _____

Grant, Bargain, and Sale Deed

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

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

Dorian Del Conte, Trustee of the DiSalvo 1992 Living Trust dated December 28, 1992

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Joseph Cereghino, a single man

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas State of Nevada bounded and described as follows:

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

Parcel No. 4 as set forth on the Parcel Map for DOUGLAS AND MILTON SORENSEN located in the Southwest 1/4 of the Southwest 1/4 of Section 4, Township 12, North, Range 20 East M.D.B. & M., Douglas County, Nevada, more particularly described as follows:

COMMENCING at the West quarter corner of Section 5, Township 12 North, Range 20 East, M.D.B. & M., proceed thence South 78°06'59" East 6,694.01 feet, to a point on the Westerly right of way line of Nevada State Highway Route 56 (Centerville Lane), which is the Northeast corner of this parcel and the true point of beginning; proceed thence South 0°32' East, 410.87 feet, along said Westerly right of way line, to the Southeast corner of the parcel; thence for the following three courses along the Northerly bank of the Sorensen-Lund Ditch; North 67°36'08" West, 399.96 feet; North 67°17'46" West 201.62 feet; and North 62°23'00" West, 200.93 feet; Proceed thence North 27°13'07" East, 115.68 feet, to a point; thence South 73°50'18" East, 168.21 feet to a point; thence North 86°30'35" East, 516.42 feet to the true point of beginning.

Note: The above Metes and Bounds legal description previously appeared in that certain document recorded April 3, 1987 in Book 487, Page 364, as Instrument No. 152645 and re-recorded April 23, 1987 in Book 487, Page 2735 as Instrument No. 153641 of Official Records, Douglas County, Nevada.

"Together with all water rights, surface or ground, permitted, certificated, adjudicated, or vested, as well as all seeps, springs, and other rights to water, of any nature whatsoever, appurtenant to or historically used on the property." Portion of Claimant # 000480 Right 192-000-A-3 APN 25-130-06 KNA 1220-04-002-005 4.07 Acres.

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

Dated: 08/05/2014

The DiSalvo 1992 Living Trust dated December 28, 1992

Dorian Del Conte, Trustee
Dorian Del Conte, Trustee

STATE OF CALIFORNIA } ss
COUNTY OF SANTA CLARA
This instrument was acknowledged before me on

By Dorian Del Conte

For Notarization please see the
attached CA Acknowledgement/Jurat
form. MBShah
08/20/2014

Notary Public

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGEMENT

State of California

County of Santa Clara

On 08-20-2014 before me, Mahendra B. Shah, Notary Public _____
(Here insert name and title of the officer)

personally appeared Dorian Del Conte _____

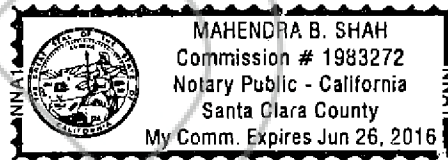
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), 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.

M B Shah

Signature of Notary Public



(Notary Seal)

ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Grant, Bargain And
(Title or description of attached document)

Sale Deed
(Title or description of attached document continued)

Number of Pages 2 Document Date 8/15/14

(Additional Information)

CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
 Corporate Officer

(Title)

- Partner(s)
 Attorney-in-Fact
 Trustee(s)
 Other _____

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STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)

- a) 1220-04-002-005
- b)
- c)
- d)

2. Type of Property:

- a) Vacant Land
- b) Single Fam. Res.
- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apt. Bldg
- f) Comm 'l/Ind'l
- g) Agricultural
- h) Mobile Home
- i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$375,000.00

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value: \$375,000.00

Real Property Transfer Tax Due: \$1,462.50

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Dorian Del Conte

Capacity Trustee

Signature _____

Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Dorian Del Conte, Trustee of the DiSalvo
1992 Living Trust dated December 28, 1992

Address: 4695 Tonino Drive

City: San Jose

State: CA **Zip:** 95136

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Joseph Cereghino

Address: 1282 Centerville Lane

City: Gardnerville

State: NV **Zip:** 89460

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company

Esc. #: 065997-TEA

Address: Douglas Office
1513 Highway 395, Suite 101

City/State/Zip: Gardnerville, NV 89410

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)