

17-

Assessor's Parcel Number: 1319-19-310-036

Recording Requested By:

Name: The Rushforth Firm, Ltd.

Address: 9505 Hillwood Drive

City/State/Zip Las Vegas, NV 89134

Real Property Transfer Tax:

DOUGLAS COUNTY, NV

2014-851133

Rec:\$17.00

Total:\$17.00

10/15/2014 08:48 AM

RUSHFORTH FIRM PLLC

Pgs=5



00001451201408511330050052

KAREN ELLISON, RECORDER

\$ _____

Grant, Bargain, Sale Deed

(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

This cover page must be typed or legibly hand printed.

APN: 1319-19-310-036

When recorded, mail to and send tax statements to:

650 TINA CT, LLC
2167 Sheringham Lane
Los Angeles, CA 90077-1358

SPACE ABOVE THIS LINE FOR RECORDER'S USE

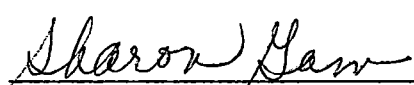
GRANT, BARGAIN, SALE DEED

GRANTORS:	ROY LANDSTROM and SHARON GAM, Trustees of "The Gam Landstrom Trust" dated March 12, 2003
GRANTEE: <i>(Send tax notices to the Grantee.)</i>	650 Tina Ct, LLC, a California limited liability company, 2167 Sheringham Lane, Los Angeles, CA 90077
CONVEYANCE:	<p>Without consideration, the above-named Grantors do hereby convey, grant, bargain, sell and warrant to the above-named Grantee all of the right, title, and interest held by the Grantors in and to the real property situate in the County of Douglas, State of Nevada, described herein.</p> <p>The property is conveyed with all warranties of title, together with each and every tenement, hereditament, and appurtenance thereof, subject to any unpaid taxes and/or assessments and subject to each encumbrance, covenant, restriction, reservation and right-of-way that is visible or of record.</p>
PROPERTY:	The real property commonly known as 650 Tina Ct, Zephyr Cove, NV 89449, which is more particularly described on Exhibit "A", which is attached hereto and incorporated herein by this reference.

Dated this 9/30/2014



ROY LANDSTROM



SHARON GAM

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1180

State of California

County of Los Angeles

On 9-30-2014 before me, A. Geramian / Notary public

Here Insert Name and Title of the Officer

personally appeared Gam, Sharon

Name(s) of Signer(s)

Boy David Landstrom

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/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.

Place Notary Seal Above

Signature: _____

Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Grant Bargain sale Deed

Document Date: _____ Number of Pages: 1+3

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

Signer's Name: _____

Corporate Officer -- Title(s): _____

Corporate Officer -- Title(s): _____

Individual

Individual

Partner -- Limited General

Partner -- Limited General

Attorney in Fact

Attorney in Fact

Trustee

Trustee

Guardian or Conservator

Guardian or Conservator

Other: _____

Other: _____

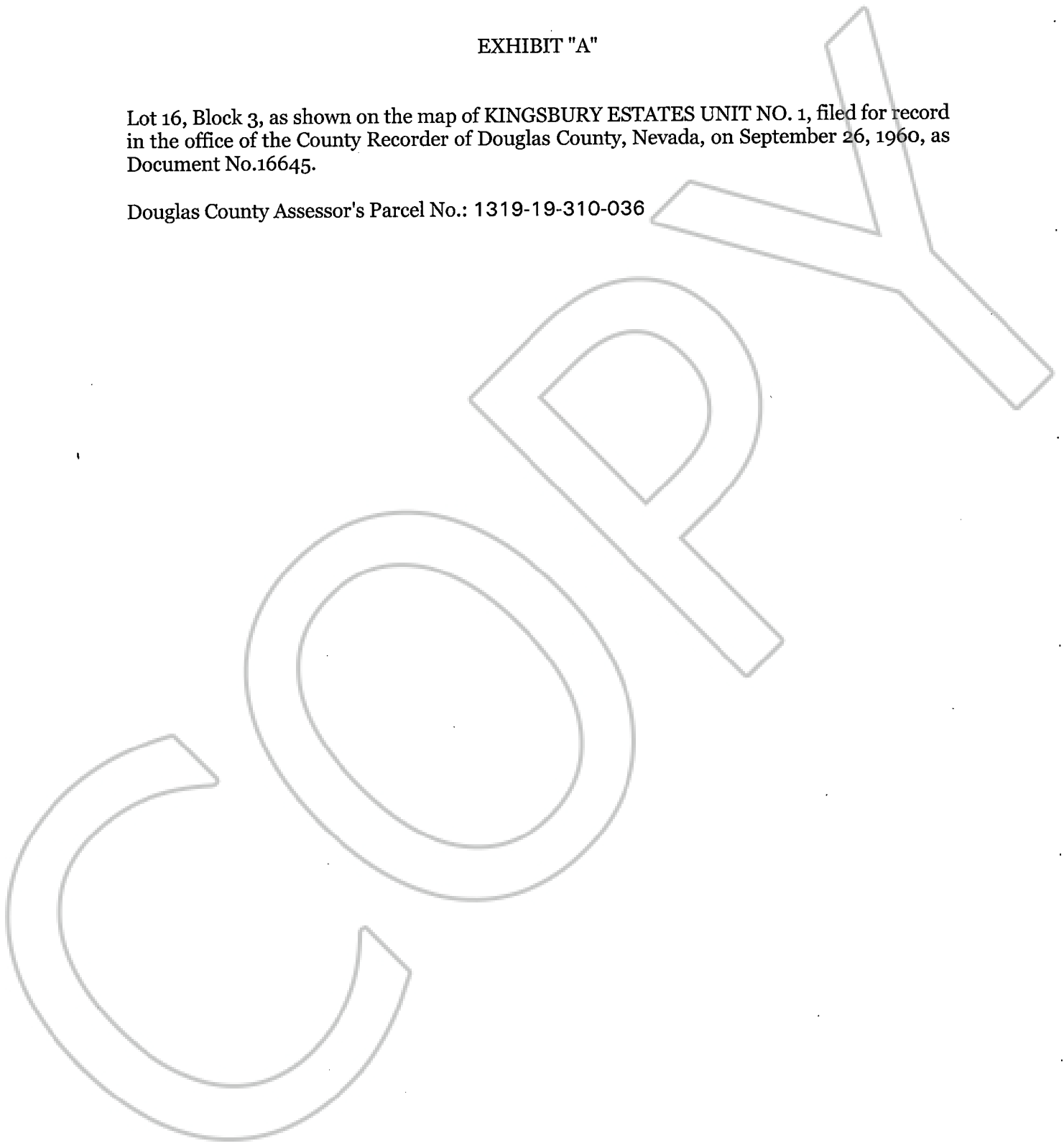
Signer Is Representing: _____

Signer Is Representing: _____

EXHIBIT "A"

Lot 16, Block 3, as shown on the map of KINGSBURY ESTATES UNIT NO. 1, filed for record in the office of the County Recorder of Douglas County, Nevada, on September 26, 1960, as Document No.16645.

Douglas County Assessor's Parcel No.: 1319-19-310-036



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number (s)
 a) 1319-19-310-036
 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
 Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____ <i>KLF</i>	
Notes: <i>Operating Agreement - OK</i>	

3. Total Value/Sales Price of Property \$ 0
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ 0

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 9 _____
 b. Explain Reason for Exemption: transfer to a business entity of which grantors are 100% owners

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 *Roy Landstrom* Capacity Grantor
 Signature *Sharon Gam* Capacity Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Roy Landstrom & Sharon Gam
 Address: 2167 Sheringham Lane
 City: Los Angeles
 State: CA Zip: 90077-1358

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: 650 Tina Ct, LLC
 Address: 2167 Sheringham Lane
 City: Los Angeles
 State: CA Zip: 90077-1358

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: The Rushforth Firm, Ltd. Escrow #: _____
 Address: 9505 Hillwood Drive
 City: Las Vegas State: NV Zip: 89134

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