

APN# : 1219-03-002-025

RPTT: \$-0- Exempt #5

Recording Requested By:

Western Title Company

Escrow No. 067217-ARJ

When Recorded Mail To:

Justin Sherbon

P.O. Box 247

Pismo Beach, CA

93448

Mail Tax Statements to: (deeds only)

Same as Above

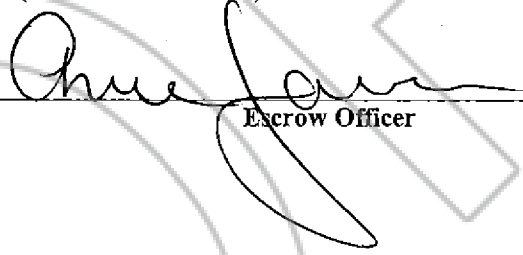
(space above for Recorder's use only)

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 _____

Anu Jansse



Escrow Officer

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

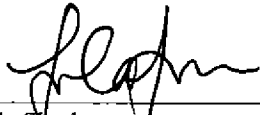
THIS INDENTURE WITNESSETH: That Leela Sherbon, a married woman, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Justin Sherbon, a married man as his sole and separate property all that real property situated in the City of Gardnerville, County of Douglas, State of Nevada described as follows:

See attached Exhibit A

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

Grantor and Grantee are wife and husband. It is the intention of Grantor that Grantee shall henceforth have and hold said real property as his sole and separate property. By this conveyance, Grantor releases any community interest that she might now have or be presumed to hereafter acquire in the above described property.

Dated: 10/16/2014



Leela Sherbon

STATE OF _____

COUNTY OF _____

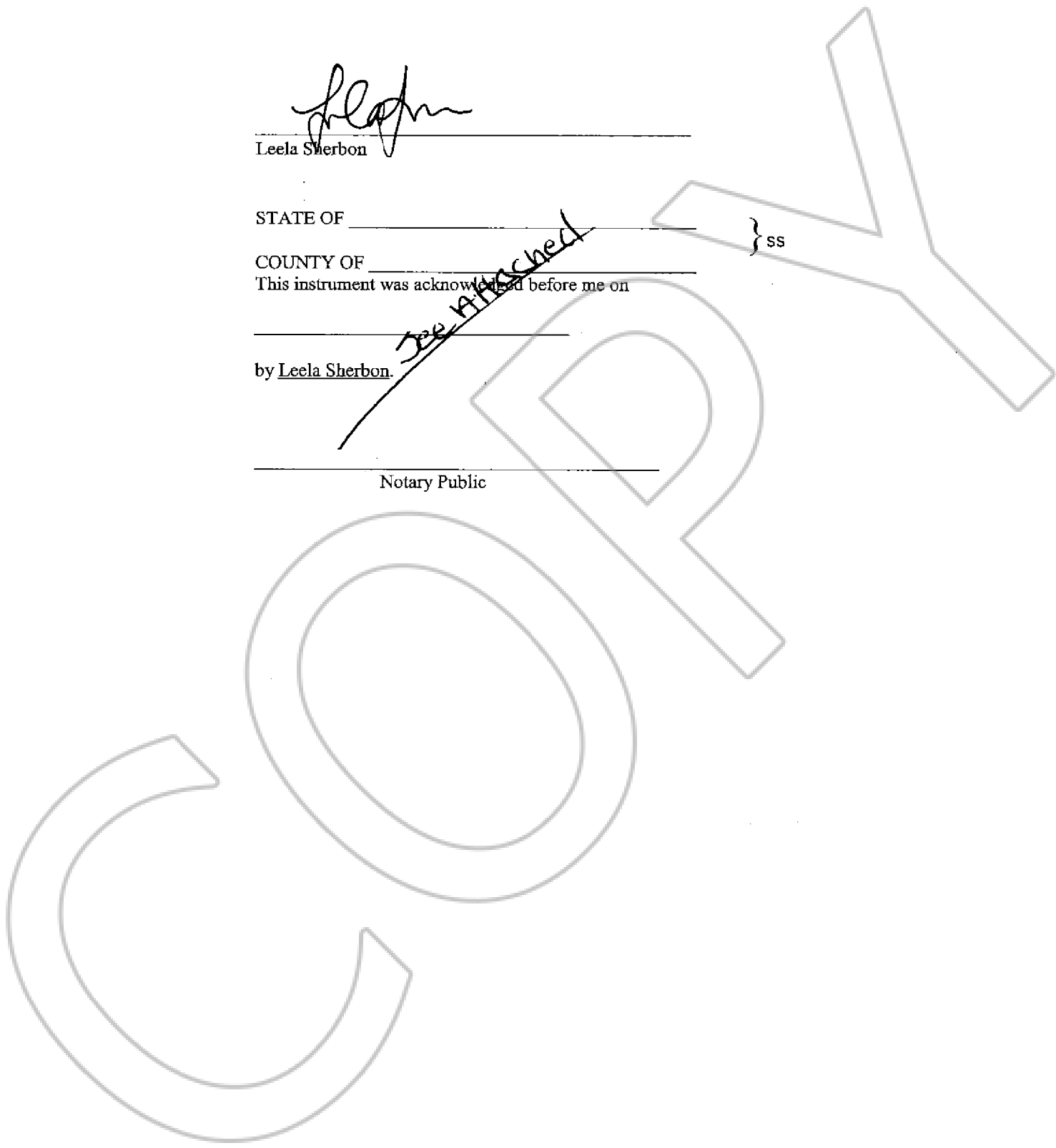
This instrument was acknowledged before me on

by Leela Sherbon.

Notary Public

see attached

} ss



State of California)
County of San Luis Obispo)

On October 20, 2014 before me,
B. Domingues, Notary Public (here insert name and title of the officer),
personally appeared Leela Sherbon,
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.

Signature B. Domingues (Seal)

Attached to the Grant, Bargain, and Sale Deed

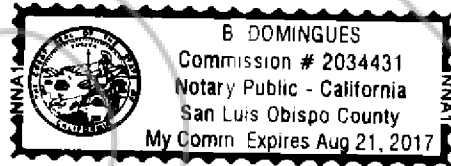


EXHIBIT "A"

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

A PARCEL OF LAND, LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 12 NORTH, RANGE 19 EAST, M.D.B. & M., CARSON VALLEY, DOUGLAS COUNTY, NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 3, PROCEED ALONG THE SECTION LINE NORTH 0°12'19" WEST, 632.70 FEET TO THE TRUE POINT OF BEGINNING, WHICH IS THE SOUTHWEST CORNER OF THE PARCEL; CONTINUE THENCE ALONG SAID SECTION LINE, NORTH 0°12'19" WEST, 243.00 FEET TO THE NORTHWEST CORNER OF THE PARCEL; THENCE NORTH 89°57" EAST, 297.23 FEET, TO THE NORTHEAST CORNER OF THE PARCEL; THENCE SOUTH 0°12'19" EAST, 163.00 FEET, TO A POINT; THENCE SOUTHWESTERLY, AROUND A CURVE TO THE LEFT, HAVING A RADIUS OF 45 FEET, A CENTRAL ANGLE OF 96°44'40", AND A LENGTH OF 76.97 FEET TO A POINT; THENCE SOUTH 83°03'01" WEST, 246.41 FEET, TO THE TRUE POINT OF BEGINNING.

THE ABOVE METES AND BOUNDS DESCRIPTION WAS PREVIOUSLY DESCRIBED IN DOCUMENT RECORDED JULY 21, 1975, IN BOOK 775, PAGE 579, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA, AS DOCUMENT NO. 81711.

**Assessor's Parcel Number(s):
1219-03-002-025**

STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1219-03-002-025
 - 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: \$0.00
- Deed in Lieu of Foreclosure Only (value of property) (_____)
- Transfer Tax Value: \$0.00
- Real Property Transfer Tax Due: \$0.00

- 4. If Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.090, Section #5
 - b. Explain Reason for Exemption: Wife Deeding to Husband without consideration

- 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 _____ Capacity Owner
 Signature _____ Capacity Spouse

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Leela Sherbon
 Address: P.O. Box 247
 City: Pismo Beach
 State: CA Zip: 93448

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Justin Sherbon
 Address: P.O. Box 247
 City: Pismo Beach
 State: CA Zip: 93448

COMPANY/PERSON REQUESTING RECORDING
 (required if not the seller or buyer)
 Print Name: eTRCo, LLC. On behalf of Western Title Company
 Address: Douglas Office
1513 Highway 395, Suite 101
 City/State/Zip: Gardnerville, NV 89410

Esc. #: 067217-ARJ