

DOUGLAS COUNTY, NV

2014-851823

RPTT:\$1755.00 Rec:\$17.00

\$1,772.00 Pgs=4

10/29/2014 10:18 AM

ETRCO, LLC

KAREN ELLISON, RECORDER

APN#: 1221-18-401-006

RPTT: \$1,755.00

Recording Requested By:

Western Title Company

Escrow No.: 066588-TEA

When Recorded Mail To:

Steven Roy Manthey

Denell P Manthey

825 Buckskin Court

Gardnerville, NV

89410

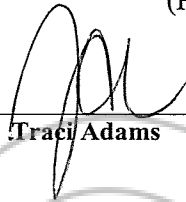
Mail Tax Statements to: (deeds only)

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



Traci Adams

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

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

Norma G. Smith, Sole Trustee and Their Successors, under the Smith Family Trust U/D/T 8-12-96, as to an undivided one-quarter (1/4) interest, and Loren G. Smith, an unmarried man, as to an undivided one-quarter (1/4) interest, and N. Louise McKillips, an unmarried woman, as to an undivided one-half (1/2) interest

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

Steven Roy Manthey and Denell P. Manthey, husband and wife as joint tenants with right of survivorship

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:

All that portion of the South 1/2 of the Southwest 1/4 of Section 18, Township 12 North, Range 21 East, further described as follows:

Lot B-3, as set forth on Parcel Map No. 2 of RUHENSTROTH ESTATES, recorded in the office of the Douglas County Recorder on March 19, 1992 in Book 392, Page 2961 as Document No. 273555, being a re-subdivision of Parcel B, as set forth on Parcel Map No. 1 of RUHENSTROTH ESTATES, recorded in the office of the Douglas County Recorder on January 23, 1992 in Book 192, Page 2747 as Document No. 269400, of Official Records.

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

Dated: 09/16/2014

The Smith Family Trust U/D/T 8-12-96

Norma G. Smith
Norma G. Smith, Sole Trustee

Loren G. Smith
Loren G. Smith

N. Louise McKillips
N. Louise McKillips

STATE OF California } ss

COUNTY OF Sonoma
This instrument was acknowledged before me on

Sept. 29, 2014

By Norma G. Smith

Diane K. Kenyon
Notary Public



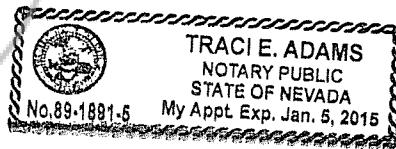
STATE OF Nevada } ss

COUNTY OF Douglas
This instrument was acknowledged before me on

October 1, 2014

By Loren G. Smith

Traci E. Adams
Notary Public



STATE OF Nevada

COUNTY OF Douglas

This instrument was acknowledged before me on

October 1, 2014

By N. Louise McKillips

Traci E. Adams
Notary Public

} ss



STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1221-18-401-006
 - b)
 - c)
 - d)

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

- 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 _____

3. Total Value/Sales Price of Property: \$450,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$450,000.00
 Real Property Transfer Tax Due: \$1,755.00

- 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 Steven Roy Manthey Capacity grantee
 Signature Denell P Manthey Capacity grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Norma G. Smith, Sole Trustee and Their Successors, under the Smith Family Trust U/D/T 8-12-96, as to an undivided one-quarter (1/4) interest, and Loren G. Smith, an unmarried man, as to an undivided one-quarter (1/4) interest, and N. Louise McKillips, an unmarried woman, as to an undivided one-half (1/2) interest

Print Name: Steven Roy Manthey and Denell P Manthey

Address: 825 Buckskin Court
City: Gardnerville
State: NV **Zip:** 89410

Address: 825 BUCKSKIN COURT
City: GARDNERVILLE
State: NEVADA **Zip:** 89410

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. #: 066588-TEA