

DOUGLAS COUNTY, NV

2014-855023

RPTT:\$0.00 Rec:\$17.00

\$17.00 Pgs=4

12/30/2014 11:45 AM

ETRCO, LLC

KAREN ELLISON, RECORDER

E07

APN#: 1220-21-002-003

RPTT: 0.00 #7

Recording Requested By:

Western Title Company

Escrow No.: 067839-MHK

When Recorded Mail To:

William R. Allen Jr., and Angelina

L. Allen

1820 Sterling Ranch Drive

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


Mary Kelsh

Escrow Officer

THIS DOCUMENT IS RECORDED AS AN ACCOMODATION ONLY
and without liability for the consideration therefor, or as to the validity
or sufficiency of said instrument, or for the effect of such recording
on the title of the property involved.

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,

William Richard Allen, Jr. and Angelina Lily Allen, as Trustees of the A & W Allen Family Trust dated July 8, 2011

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

William R. Allen Jr., and Angelina L. Allen, 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:

The land referred to herein is situated in the State of Nevada, County of Douglas, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART OF

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

Dated: 11/12/2014

William Richard Allen, Jr. TRUSTEE
William Richard Allen, Jr., Trustee

Angelina Lily Allen Trustee
Angelina Lily Allen, Trustee

STATE OF Nevada

COUNTY OF Douglas

} ss

This instrument was acknowledged before me on

December 24 2014

By William Richard Allen, Jr. and Angelina Lily Allen

Jodi O. Stovall
Notary Public

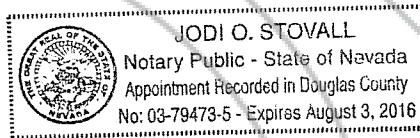


EXHIBIT "A"

The land referred to herein is situated in the State of Nevada, County of Douglas, described as follows:

Being a portion of the Southwest $\frac{1}{4}$ of Section 1, Township 12 North, Range 20 East further described as follows:

Lot 18, in Block C, as set forth on the Final Map #PD01-19 for STERLING RANCH ESTATES, A PLANNED UNIT DEVELOPMENT, filed for record in the office of the County Recorder of Douglas County, State of Nevada, September 17, 2002, Book 0902, Page 5372, as Document No. 552347, and by Certificate of Amendment recorded March 26, 2003, in Book 0303, Page 12541, as Document No. 571358

**Assessor's Parcel Number(s):
1220-21-002-003**

STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1220-21-002-003
 - 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: <u>Al-trust OK</u>	

- 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 7
 - b. Explain Reason for Exemption: Transfer from Trust 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 [Signature] Capacity Grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: William Richard Allen, Jr. and Angelina Lily Allen, Trustees of the A & W Allen Family Trust dated July 8, 2011
 Address: 1820 Sterling Ranch Drive
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: William R. Allen Jr., and Angelina L. Allen
 Address: 1820 Sterling Ranch Drive
 City: Gardnerville
 State: NV 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. #: 067839-MHK

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