

DOUGLAS COUNTY, NV

2015-859427

RPTT:\$284.70 Rec:\$16.00

\$300.70 Pgs=3

03/30/2015 03:48 PM

ETRCO, LLC

KAREN ELLISON, RECORDER

APN# : 1420-34-401-027

RPTT: \$284.70

Recording Requested By:
Western Title Company

Escrow No.: 069959-TEA

When Recorded Mail To:

West Ridge Homes, Inc.,
a Nevada Corporation

610 Dark Horse
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,

Thomas F. Hutton and Christine R. Hutton, husband and wife, as joint tenants

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

West Ridge Homes, Inc., a Nevada Corporation

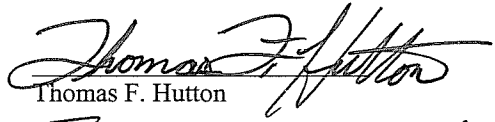
and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Minden, County of Douglas State of Nevada bounded and described as follows:

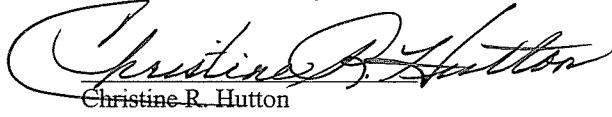
All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Parcel 1 of Parcel Map LDA 03-045 for CLEO S. KUYPER, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on November 1, 2005 in Book 1105, Page 159, as Document No. 659440, located in a portion of the SW, SW, Section 34, T14N, R20E, M.D.M., Douglas County, Nevada.

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

Dated: 03/04/2015


Thomas F. Hutton


Christine R. Hutton

STATE OF Nevada

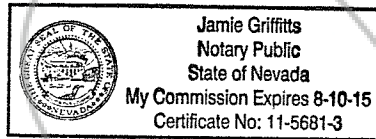
COUNTY OF Lyon

This instrument was acknowledged before me on

March 9, 2015

By Thomas F. Hutton and Christine R. Hutton.


Notary Public



STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1420-34-401-027
 - 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: \$73,000.00
- Deed in Lieu of Foreclosure Only (value of property) (_____)
- Transfer Tax Value: \$73,000.00
- Real Property Transfer Tax Due: \$284.70

- 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 Thomas F. Hutton Capacity Grantor
 Signature Christine R. Hutton Capacity Seller

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Thomas F. Hutton and Christine R. Hutton
 Address: 1310 E. 9th Street
 City: Silver Springs
 State: NV Zip: 89429

Print Name: West Ridge Homes, Inc., a Nevada Corporation
 Address: 610 Dark Horse
 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. #: 069959-TEA

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