

APN#: 1319-30-514-001
RPTT: \$655.20

DOUGLAS COUNTY, NV
RPTT:\$655.20 Rec:\$17.00
\$672.20 Pgs=4
ETRCO, LLC
KAREN ELLISON, RECORDER

2015-860778

04/23/2015 03:01 PM

Recording Requested By:
Western Title Company

Escrow No.: 070785-MHK
When Recorded Mail To:
Kirk Hughes and Nancy E. Hughes
2413 River Cliff Way
Riverbank, CA 95367

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 Charly Bane
Print name Title

M Kelsh

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,

Alice Tse and Diane Decristoforo, Registered Domestic Partners

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

Kirk P. Hughes and Nancy E. Hughes, Husband and wife as joint tenants

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Stateline, 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:

See Exhibit "A" attached hereto and made a part hereof

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

Dated: 04/02/2015

Alice Tse
Alice Tse

Diane Decristoforo
Diane Decristoforo

STATE OF California }
COUNTY OF Sonoma } SS
This instrument was acknowledged before me on
April 11, 2015

By Alice Tse and Diane Decristoforo.

Juliana B. Maltez
Notary Public

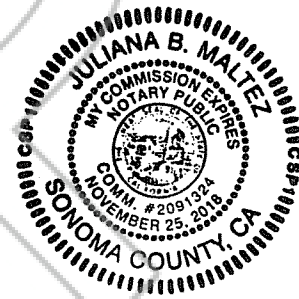


EXHIBIT "A"

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

Unit 1 of Lot 4 Condominium as set forth on Sheet 8 of the Third Amended Map of TAHOE VILLAGE NO. 2, filed for record August 14, 1979 as Document No. 35555, Official Records of Douglas County, State of Nevada.

TOGETHER WITH an undivided 1/24th interest in and to those area designated as common area as set forth on the map of Lot 4 Condominium as set forth on Sheet 8 of the Third Amended Map of Tahoe Village No. 2, filed for record August 14, 1979 as Document No. 35555, Official Records of Douglas County, State of Nevada.

**Assessor's Parcel Number(s):
1319-30-514-001**

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)

- a) 1319-30-514-001
- 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: \$168,000.00

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value: \$168,000.00

Real Property Transfer Tax Due: \$655.20

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: % _____

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 
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Alice Tse and Diane Decristoforo
Address: 2050 Brook Mar Ct.
City: El Dorado Hills
State: CA **Zip:** 95762

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Kirk Hughes and Nancy E. Hughes
Address: 2413 River Cliff Way
City: Riverbank
State: CA **Zip:** 95367

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company

Esc. #: 070785-MHK

Address: Douglas Office
1513 Highway 395, Suite 101

City/State/Zip: Gardnerville, NV 89410

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