

DOUGLAS COUNTY, NV

2015-861437

RPTT:\$0.00 Rec:\$16.00

\$16.00 Pgs=3


05/04/2015 03:25 PM

ETRCO, LLC

KAREN ELLISON, RECORDER

E05

APN#: 1220-04-111-044

#5 

Recording Requested By:

Western Title Company, Inc.

Escrow No.: 071758-MHK

When Recorded Mail To:

Georgia Nicholson

1390 Topaz Lane

Gardnerville, NV 89410

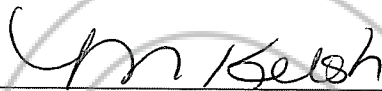
Mail Tax Statements to: (deeds only)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

(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



M. Kelsh

Escrow Officer

Grant 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 David J. Nicholson , a married man, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Georgia Ruth Nicholson, a married woman as her sole and separate property all that real property situated in the City of Gardnerville, County of Douglas, State of Nevada described as follows:

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

Lot 99 as shown on the Official Map of KINGSLANE UNIT NO. 1, filed in the office of the County Recorder of Douglas County, Nevada, on December 26, 1968, in Book 64, Page 82 as Document No. 43243.

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

Dated: 04/29/2015

David J. Nicholson  
David J. Nicholson

STATE OF NV

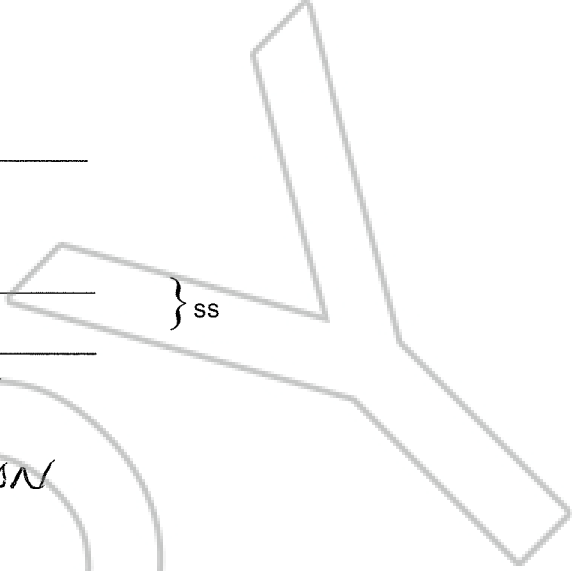
COUNTY OF Douglas

This instrument was acknowledged before me on

4/30/15

by DAVID J. NICHOLSON

Mary Kelsh  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)

- a) 1220-04-111-044
- 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

Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )

Transfer Tax Value: \$0

Real Property Transfer Tax Due: 0

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_
- b. Explain Reason for Exemption: #5 husband to wife for no 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 *Y. N. Seld* Capacity *agent*  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**

**Print Name:** David J. Nicholson  
**Address:** 1390 Topaz Lane  
**City:** Gardnerville  
**State:** NV **Zip:** 89410

**BUYER (GRANTEE) INFORMATION (REQUIRED)**

**Print Name:** Georgia Ruth Nicholson  
**Address:** 1390 Topaz Lane  
**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

Esc. #: 071758-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)