

APN#: 1221-06-001-024
RPTT: \$1,357.20

DOUGLAS COUNTY, NV
RPTT:\$1357.20 Rec:\$16.00
\$1,373.20 Pgs=3
ETRCO, LLC
KAREN ELLISON, RECORDER

2015-862117

05/15/2015 11:55 AM

Recording Requested By:
Western Title Company

Escrow No.: 071211-TEA
When Recorded Mail To:
Tamara L. Anderson
Matthew C. Anderson
PO Box 2613
Minden, NV 89423

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,

D. Todd Ashton, Tracy L. Ashton, formerly known as Tracy Lynn Moseley and Troy Ashton, Successor Trustees of the Ashton Living Trust, dated October 15, 2002

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

Tamara L. Anderson and Matthew C. Anderson, wife and husband as joint tenants


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:


Lot 22 of FISH SPRINGS ESTATES, according to the map thereof, filed for record in the office of the County Recorder of Douglas County, Nevada, on August 30, 1973, as Document No. 68451.


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

The Ashton Living Trust dated October 15, 2002


D. Todd Ashton, Successor Trustee


Tracy L. Ashton, Successor Trustee


Troy Ashton, Successor Trustee


STATE OF Nevada


COUNTY OF Douglas

This instrument was acknowledged before me on
April 29, 2015

} ss

By D. Todd Ashton, Tracy L. Ashton and Troy Ashton.


Notary Public

 **TRACI ADAMS**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 89-1891-5 - Expires January 5, 2019

TATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1221-06-001-024
 - 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: \$347,900.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$347,900.00
 Real Property Transfer Tax Due: \$1,357.20

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

5. Partial Interest: Percentage being transferred: 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 *Tamara L. Anderson* Capacity *Agent*
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: D. Todd Ashton, Tracy L. Ashton, and Troy Ashton, Successor Trustee of The Ashton Living Trust, dated October 15, 2002
Address: 2190 Fish Springs Road
City: Gardnerville
State: NV **Zip:** 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Tamara L. Anderson and Matthew C. Anderson
Address: PO Box 2613
City: Minden
State: NV **Zip:** 89423

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. #: 071211-TEA