

APN#: 1220-16-310-046  
RPTT: \$273.00

DOUGLAS COUNTY, NV  
RPTT:\$273.00 Rec:\$16.00  
\$289.00 Pgs=3  
ETRCO, LLC  
KAREN ELLISON, RECORDER

**2015-862582**

**05/22/2015 01:33 PM**

Recording Requested By:  
Western Title Company

Escrow No.: 071993-TEA  
When Recorded Mail To:  
Sherman D. LaCost  
Sharon A. LaCost  
P.O. Box 2157  
Marco Island, FL 34146

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

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**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,

Kit Larson, an unmarried woman

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

Sherman D. LaCost and Sharon A. LaCost, 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:

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

Lot 62, in Building H, as set forth on the map of SEQUOIA VILLAGE TOWNHOUSES 1, filed for record in the office of the County Recorder of Douglas County, Nevada on November 14, 1979, in Book 1179, Page 776, as Document No. 38712, and as corrected by Certificate of Amendment recorded July 14, 1980, as Document No. 46136.

Reference is also made to Parcel Map PD 03-001 for Sequoia Village Homeowners Association, recorded December 29, 2003 in Book 1203, at Page 12222, as Document No. 600685

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

Dated: 05/12/2015

  
\_\_\_\_\_  
Kit Larson

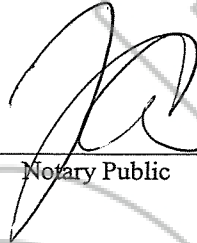
STATE OF NEVADA

COUNTY OF DOUGLAS


This instrument was acknowledged before me on

May 13, 2015

By Kit Larson.

  
\_\_\_\_\_  
Notary Public

} ss

 **TRACI ADAMS**  
Notary Public - State of Nevada  
Appointment Recorded In Douglas County  
No: 09-1891-5 - Expires January 5, 2019

STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
  - a) 1220-16-310-046
  - 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: \$70,000.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$70,000.00  
 Real Property Transfer Tax Due: \$273.00

- 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 \_\_\_\_\_ Capacity grantor  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Kit Larson  
 Address: 9210 Thornton Road STE 2  
 City: Stockton  
 State: CA Zip: 95209

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

Print Name: Sherman D. LaCost and Sharon A. LaCost  
 Address: P.O. Box 2157  
 City: Marco Island  
 State: FL Zip: 34146

**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. #: 071993-TEA

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