

APN#: 1420-28-701-013  
RPTT: \$1,244.10

**Recording Requested By:**  
Western Title Company  
**Escrow No.: 071528-MHK**  
**When Recorded Mail To:**  
**Steve Thompson and Brooke**  
**Thompson**  
**1317 Porter Drive**  
**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 M. Kelsh  
Print name Title

**M. Kelsh 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,

Rosehill LLC., a Nevada Limited Liability Company

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

Steve Thompson and Brooke Thompson, 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 Gardnerville, County of Douglas State of Nevada bounded and described as follows:

The land referred to in this policy in the State of Nevada, County of Douglas, an is described as follows:

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

That portion of the Southeast 1/4 of Section 28, Township 14 North, Range 20 East, M. D. B. & M., Douglas County, Nevada, described as follows:  
Parcel D-3 of Parcel Map No. 12 for D. N. S. Ventures, filed for record on June 28, 1994, in Book 694, of Official Records at Page 5207, as Document No. 340725.

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

Dated: 04/20/2015

Rosehill LLC a Nevada Limited Liability Company

*Paul Jameson*  
By Paul Jameson, Manager

STATE OF Nevada } ss  
COUNTY OF Douglas  
This instrument was acknowledged before me on

June 12, 2015

By Paul Jameson manager

*Anu Jansse*  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)

- a) 1420-28-701-013
- 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: \$319,000.00

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

Transfer Tax Value: \$319,000.00

Real Property Transfer Tax Due: \$1,244.10

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 M. Kesh Capacity agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Rosehill LLC  
 Address: 670 S. McCarran #202  
 City: Reno  
 State: NV Zip: 89509

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

Print Name: Steve Thompson and Brooke Thompson  
 Address: 1317 Porter Drive  
 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. #: 071528-MHK

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