

DOUGLAS COUNTY, NV
RPTT:\$604.50 Rec:\$15.00
\$619.50 Pgs=2
NORTHERN NEVADA TITLE CC
KAREN ELLISON, RECORDER

2015-866023

07/09/2015 03:22 PM

WHEN RECORDED MAIL TO:
John E. Sanders
Kathryn E. Sanders
921 Bollen Circle
Gardnerville, NV 89460

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. N1500737-WD

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1220-17-615-014
R.P.T.T. \$ 604.50

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Carson Valley Homesites, LLC, a Nevada Limited Liability Company

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to John E. Sanders, A single man and Kathryn E. Sanders, a widow, as joint tenants with rights of survivorship

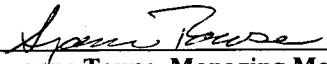
all that real property situated in the County of Douglas, State of Nevada, described as follows:
SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Carson Valley Homesites, LLC



Greg Lynn, Managing Member



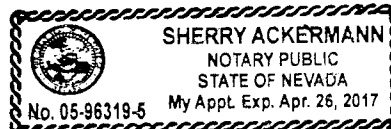
Suzanne Towse, Managing Member

STATE OF NEVADA
COUNTY OF DOUGLAS

This instrument was acknowledged before me on ,
by Greg Lynn and Suzanne Towse



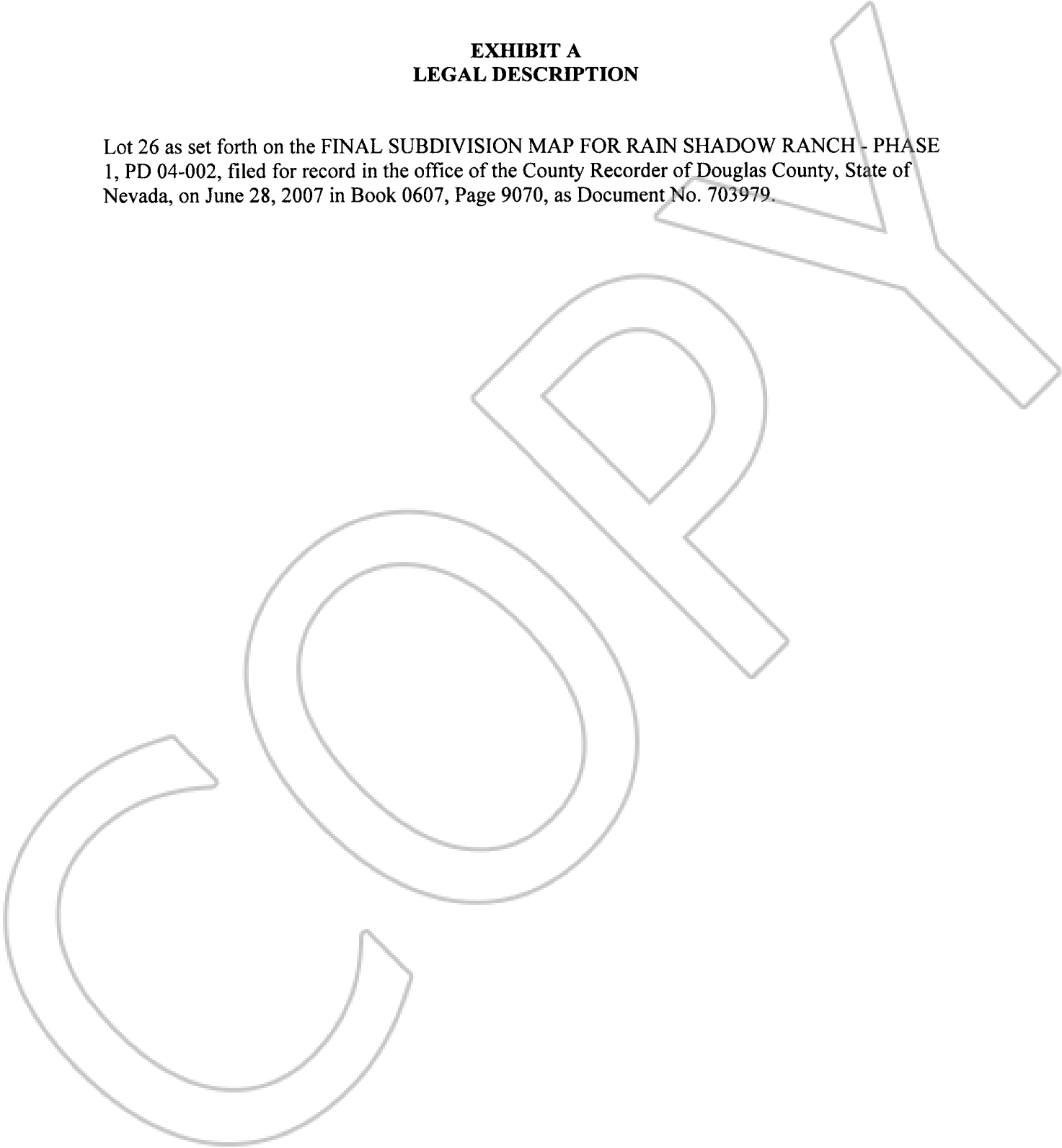
NOTARY PUBLIC



Escrow No. N1500737-WD

**EXHIBIT A
LEGAL DESCRIPTION**

Lot 26 as set forth on the FINAL SUBDIVISION MAP FOR RAIN SHADOW RANCH - PHASE 1, PD 04-002, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on June 28, 2007 in Book 0607, Page 9070, as Document No. 703979.



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1220-17-615-014
b)
c)
d)

2. Type of Property:

- a) x 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
Book Page
Date of Recording:
Notes:

3. Total Value/Sales Price of Property:

\$155,000.00
Deed in Lieu of Foreclosure Only (value of property) \$
Transfer Tax Value \$155,000.00
Real Property Transfer Tax Due: \$604.50

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.

Signature Capacity GRANTOR
Signature Capacity

Table with 2 columns: SELLER (GRANTOR) INFORMATION (REQUIRED) and BUYER (GRANTEE) INFORMATION (REQUIRED). Includes fields for Print Name, Address, and City, State, Zip.

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Northern Nevada Title Company Escrow #: N1500737-WD
Address: 1483 Highway 395, Suite B
City, State, Zip: Gardnerville, NV 89410