

DOUGLAS COUNTY, NV

2015-866144

RPTT:\$405.60 Rec:\$16.00

\$421.60 Pgs=3

07/13/2015 11:22 AM

ETRCO, LLC

KAREN ELLISON, RECORDER

APN#: 1220-04-516-031
RPTT: \$405.60

Recording Requested By:

Western Title Company

Escrow No.: 072592-TEA

When Recorded Mail To:

Kyle Robert Johnson

Shanna Rosalie Johnson

1347 El Dorado Unit D

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 _____

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,

Steven M. Brown, Trustee, or any successors in trust under the Steven M. Brown Trust dated July 6, 2012

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

Kyle Robert Johnson and Shanna Rosalie Johnson, 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:

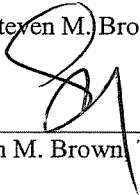
Lot 12, of EL DORADO VILLAGE UNIT NO. 1, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on December 14, 1973, in Book 1273, Page 352, as Document No. 70678.

Together with a 1/46 interest in and to Lots A, B and C, designated as common areas of said subdivision.

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

Dated: 06/08/2015

The Steven M. Brown Trust dated July 6, 2012



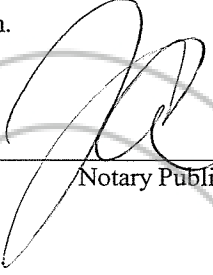
Steven M. Brown, Trustee

STATE OF NEVADA
COUNTY OF DOUGLAS


} ss

This instrument was acknowledged before me on
July 8, 2015

By Steven M. Brown.



Notary Public

 TRACI ADAMS
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 69-1891-5 - Expires January 5, 2019

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)

- a) 1220-04-516-031
- 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: \$104,000.00

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value: \$104,000.00

Real Property Transfer Tax Due: \$405.60

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: Steven M. Brown, Trustee, or any successors in trust under the Steven M. Brown Trust dated July 6, 2012

Address: PO Box 1167

City: Genoa

State: NV **Zip:** 89411

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Kyle Robert Johnson and Shanna Rosalie Johnson

Address: 1347 El Dorado Unit D

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. #: 072592-TEA