

DOUGLAS COUNTY, NV
RPTT:\$2613.00 Rec:\$16.00
\$2,629.00 Pgs=3
ETRCO, LLC
KAREN ELLISON, RECORDER

2015-867107

07/31/2015 10:03 AM

APN#: 1220-20-001-016
RPTT: \$2,613.00

Recording Requested By:
Western Title Company

Escrow No.: 073082-TEA

When Recorded Mail To:

Steve Cummings
Lynn Cummings
33841 Rozich Road
Agua Dulce, CA
91390

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,

George A. Straling and Patricia A. Straling, as Co-Trustees for The George Straling & Patricia Straling Trust dated January 10, 1997

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

Steve Cummings and Lynn Cummings, 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:

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

Lot 30, in Block E, of COUNTRY LANE SUBDIVISION, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on February 4, 1981, in Book 281, Page 242, as Document No. 53226.

RESERVING THEREFROM any and all surface water rights belonging to the Alpine Lane and Reservoir Co., Inc., a Nevada corporation.

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

Dated: 07/06/2015

The George Straling & Patricia Straling Trust dated January 10, 1997

George A. Straling Co-Trustee
George A. Straling, Co-Trustee

Patricia A. Straling Co-Trustee
Patricia A. Straling, Co-Trustee

STATE OF Nevada

COUNTY OF Douglas

} ss

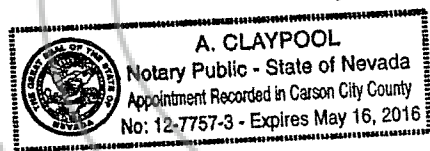
This instrument was acknowledged before me on

July 7, 2015

By George A. Straling and Patricia A. Straling.

A Claypool

Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1220-20-001-016
 b)

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: \$670,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$670,000.00
 Real Property Transfer Tax Due: \$2,613.00

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 *A Claypool* Capacity *Agent*
 Signature _____ Capacity _____

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

Print Name: George A. Straling and Patricia A. Straling, as Co-Trustees for The George Straling & Patricia Straling Trust dated January 10, 1997
Address: PO Box 6009
City: Gardnerville
State: NV **Zip:** 89460

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

Print Name: Steve Cummings and Lynn Cummings
Address: 33841 Rozich Road
City: Agua Dulce
State: CA **Zip:** 91390

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. #: 073082-TEA

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