

DOUGLAS COUNTY, NV
RPTT:\$360.75 Rec:\$17.00
\$377.75 Pgs=4
ETRCO, LLC
KAREN ELLISON, RECORDER

2015-868045
08/17/2015 02:15 PM

APN#: 1121-35-001-045
RPTT: \$360.75

Recording Requested By:
Western Title Company
Escrow No.: 073809-ARJ

When Recorded Mail To:
Kenneth L Sator
Rebecca L Sator
339 Willow Lake Drive
Leesburg, GA 31763

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



Amber Veatch

Escrow Assistant

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,

Randall C. Reed, Jr. and Clara A. Reed, husband and wife as joint tenants, as to an undivided 50% interest and Hope A. Moreland, an unmarried woman, as to an undivided 50% interest

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

Kenneth L Sator and Rebecca L Sator, 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 certain real property situate in the County of Douglas, State of Nevada, described as follows:

Parcel C-1 as set forth on Parcel Map for JOHN F. AND IRENE F. DESMOND, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on October 16, 1991 in Book 1091, Page 3010, Document No. 262899, and by Certificate of Amendment recorded January 4, 1997 in Book 197, Page 1625, as Document No. 404603, Official Records of Douglas County, Nevada.

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

Dated: 08/10/2015

Randall C Reed, Jr.
Randall C. Reed, Jr.

Clara A Reed
Clara A. Reed

Hope A. Moreland
Hope A. Moreland

STATE OF NEVADA

COUNTY OF CLARK

This instrument was acknowledged before me on

AUGUST 12 2015

By Randall C. Reed, Jr. and Clara A. Reed and Hope A. Moreland.

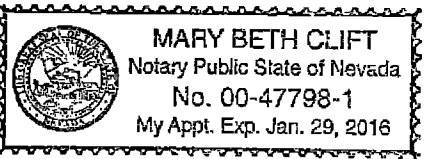
Marybeth Cufft
Notary Public

SEE ATTACHED NOTARY ACKNOWLEDGEMENT

NEVADA SHORT-FORM INDIVIDUAL ACKNOWLEDGMENT N.R.S. 240.166

State of Nevada
County of CLARK } ss.

This instrument was acknowledged before me on this
the 12TH day of AUGUST, 2015, by
Day Month Year
(1) RANDALL C REED JR.
Name of Signer
CLARA A REED
(2) and HOPE A. MORELAND
Name of Signer



Mary Beth Clift
Signature of Notary Public

OPTIONAL

Though the information in this section is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: GRANT BARGAIN SALE DEED
Document Date: 8-12-15 Number of Pages: _____
Signer(s) Other Than Named Above: [Signature]

RIGHT THUMBPRINT OF SIGNER #1	RIGHT THUMBPRINT OF SIGNER #2
Top of thumb here	Top of thumb here

STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1121-35-001-045
 - 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: \$92,500.00
- Deed in Lieu of Foreclosure Only (value of property) (_____)
- Transfer Tax Value: \$92,500.00
- Real Property Transfer Tax Due: \$360.75

- 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 Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
Print Name: Randall C. Reed, Jr. and Clara A. Reed
Address: 2012 Fallsburg Way
City: Henderson
State: NV **Zip:** 89015

BUYER (GRANTEE) INFORMATION (REQUIRED)
Print Name: Kenneth L Sator and Rebecca L Sator
Address: 339 Willow Lake Drive
City: Leesburg
State: GA **Zip:** 31763

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. #: 073809-ARJ