

DOUGLAS COUNTY, NV

2015-868104

RPTT:\$741.00 Rec:\$16.00

\$757.00 Pgs=3

08/18/2015 02:56 PM

ETRCO, LLC

KAREN ELLISON, RECORDER

APN#: 1220-16-310-088

RPTT: \$741.00

Recording Requested By:

Western Title Company

Escrow No.: 073029-ARJ

When Recorded Mail To:

Jeanne P Peat

1280 Woodside Drive

Gardnerville, NV 89460


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,

Shirley Ann Konsmo, as Trustee of the Shirley Ann Konsmo Trust as Amended and Restated in 2010, dated September 8, 2010, and amended June 6, 2013

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

Jeanne P. Peat, An Unmarried Woman

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 NO. 1:

Parcel 8, as shown on the Final Map #PD 04-003 for SEQUOIA VILLAGE PLANNED DEVELOPMENT, recorded March 16, 2006 in Book 306, at Page 5641, as Document No. 669980 in the Official Records of Douglas County, State of Nevada.

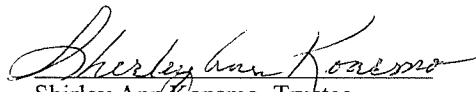
PARCEL NO. 2:

An easement for open space, public utility, drainage and access over Parcel B, Common Area, as shown on the Final Map #PD 04-003 for SEQUOIA VILLAGE PLANNED DEVELOPMENT, recorded March 16, 2006 in Book 306, at Page 5641, as Document No. 669980 in the Official Records of Douglas County, State of 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

The Shirley Ann Konsmo Trust as Amended and Restated in 2010, dated September 8, 2010, and amended June 6, 2013


Shirley Ann Konsmo, Trustee


STATE OF Nevada

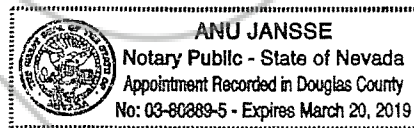
COUNTY OF Douglas

This instrument was acknowledged before me on

8/12/15

By Shirley Ann Konsmo.


Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1220-16-310-088
 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: \$190,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$190,000.00
 Real Property Transfer Tax Due: \$741.00

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 *AKool* Capacity *Agent*
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Shirley Ann Konsmo, as Trustee of the Shirley Ann Konsmo Trust as Amended and Restated in 2010, dated September 8, 2010, and amended June 6, 2013
Address: P.O. Box 1906
City: Zephyr Cove
State: NV **Zip:** 89448

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Jeanne P. Peat
Address: 1280 Woodside Drive
City: Gardnerville
State: NV **Zip:** 89460

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. #: 073029-ARJ