



KAREN ELLISON, RECORDER E05

APN#: 1320-30-812-020

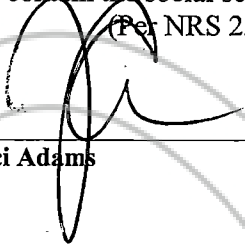
RPTT: \$-0- #5

Recording Requested By:
Western Title Company, Inc.
Escrow No. 072803-TEA
When Recorded Mail To:
Chana E. Edwards
1361 Chichester Drive
Gardnerville NV
89410

Mail Tax Statements to: (deeds only)
Same as Above

(space above for Recorder's use only)

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  Escrow Officer
Traci Adams

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 Jack Daniel O'Connell , a married man, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Chana E. Edwards, a married woman as her sole and separate property all that real property situated in the City of Minden, County of Douglas, State of Nevada described as follows:


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

Lot 7 in Block B, as set forth on the final map of MOUNTAIN GLEN, PHASE I, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on December 28, 1987, in Book 1287, Page 3712, as Document No. 169542.

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

Grantor and Grantee are husband and wife. It is the intention of Grantor that Grantee shall henceforth have and hold said real property as her sole and separate property. By this conveyance, Grantor releases any community interest that he might now have or be presumed to hereafter acquire in the above described property.

Dated: 07/15/2015



Jack Daniel O'Connell

STATE OF Nevada _____

COUNTY OF Douglas _____

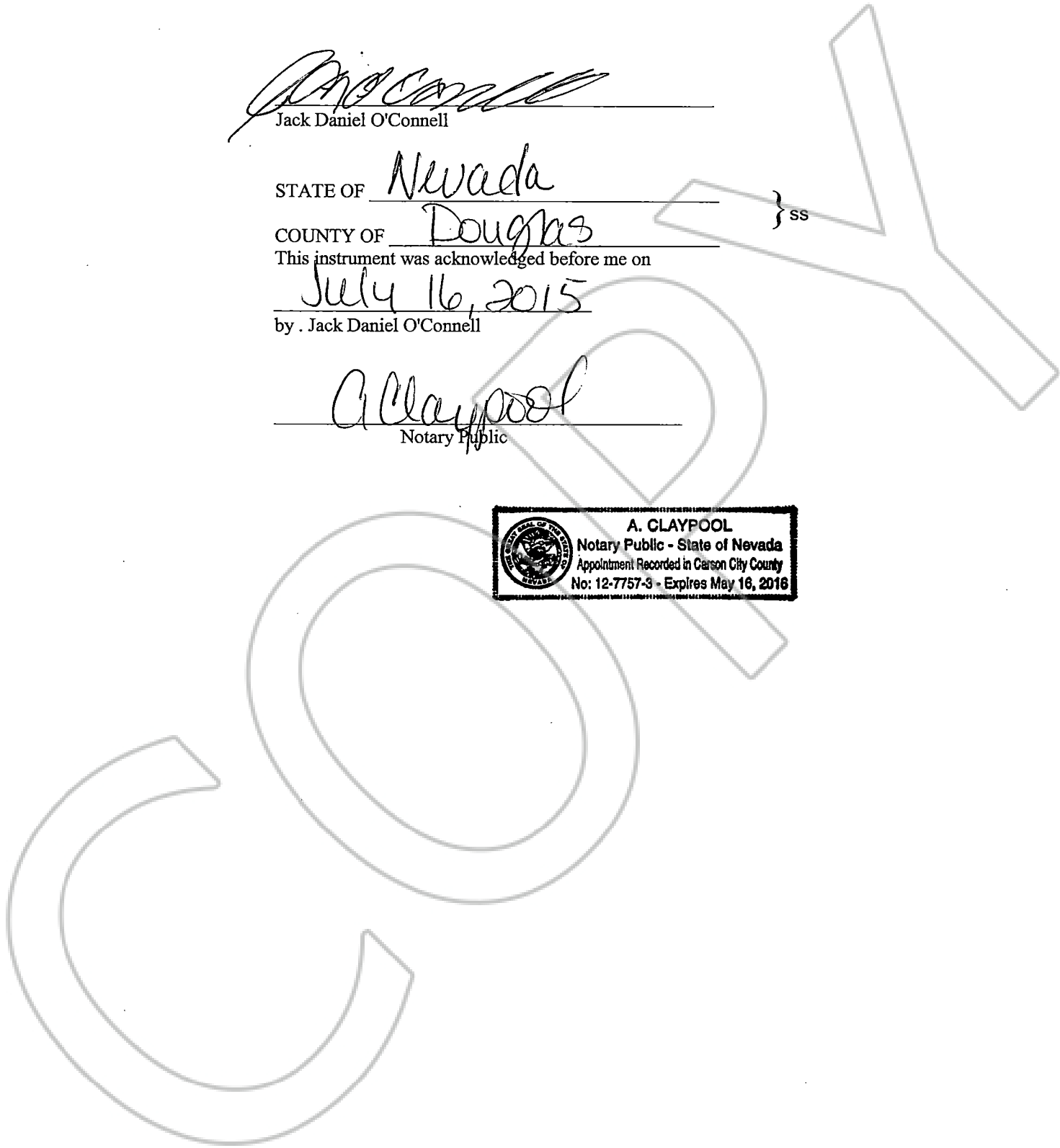
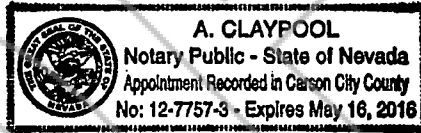
This instrument was acknowledged before me on

July 16, 2015

by . Jack Daniel O'Connell



Notary Public



STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1320-30-812-020
 - 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: \$0.00
- Deed in Lieu of Foreclosure Only (value of property) (_____)
- Transfer Tax Value: \$0.00
- Real Property Transfer Tax Due: \$0.00

- 4. If Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.090, Section 5
 - b. Explain Reason for Exemption: Husband Deeding to Wife Without Consideration

- 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 _____
 Signature _____ Capacity Grantor

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Jack Daniel O'Connell
 Address: 1361 Chichester Drive
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Chana E. Edwards
 Address: 1361 Chichester Drive
 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. #: 072803-TEA