

DOUGLAS COUNTY, NV
RPTT:\$1014.00 Rec:\$16.00
\$1,030.00 Pgs=3
ETRCO, LLC
KAREN ELLISON, RECORDER

2015-869432

09/10/2015 01:58 PM

APN#: 1220-16-510-007
RPTT: \$1,014.00

Recording Requested By:
Western Title Company

Escrow No.: 069861-TEA

When Recorded Mail To:
Frank L. Sandlin
1301 Topaz Lane
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 _____

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,

West Ridge Homes, Inc. a Nevada Corporation

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

Frank L. Sandlin, a single man

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 400, as shown on the map of THE RESUBDIVISION OF LOTS 91 A & B, 92 A & B, 93 THROUGH 96 AND 221 THROUGH 232, GARDNERVILLE RANCHOS UNIT NO. 2, filed in the office of the County Recorder of Douglas County, State of Nevada, on July 10, 1967 as Document No. 37049.

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

Dated: 04/26/2015

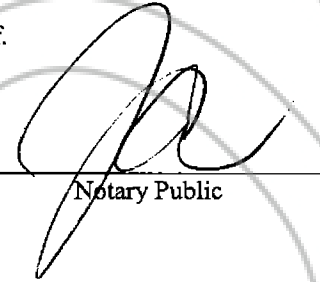
West Ridge Homes, Inc.,
a Nevada Corporation


Peter M. Beekhof, Jr. President

STATE OF Nevada }
COUNTY OF Douglas } ss

This instrument was acknowledged before me on
August 3, 2015

By Peter M. Beekhof.



Notary Public



STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1220-16-510-007
 - b)
 - c)
 - d)

- 2. Type of Property:
 - a) Vacant Land
 - c) Condo/Twnhse
 - e) Apt. Bldg
 - g) Agricultural
 - i) Other _____
 - b) Single Fam. Res.
 - d) 2-4 Plex
 - f) Comm'l/Ind'l
 - h) Mobile Home

FOR RECORDERS OPTIONAL USE ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$260,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$260,000.00
 Real Property Transfer Tax Due: \$1,014.00

- 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 [Signature] Capacity grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: West Ridge Homes, Inc. a Nevada Corporation
 Address: 610 Dark Horse Court
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Frank L. Sandlin
 Address: 1301 Topaz Lane
 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. #: 069861-TEA