

DOUGLAS COUNTY, NV **2015-871268**  
RPTT:\$1384.50 Rec:\$15.00  
\$1,399.50 Pgs=2 10/16/2015 12:03 PM  
NORTHERN NEVADA TITLE CC  
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:  
1245 Heybourne Road, LLC a Nevada limited liability  
comany  
P.O. BOX 706

Genoa, NV 89411

MAIL TAX STATEMENTS TO:  
1245 Heybourne Road, LLC a Nevada limited liability  
comany  
P.O. BOX 706

Genoa, NV 89411

Escrow No. 1504557- *RT*

The undersigned hereby affirms that this document  
submitted for recording does not contain the social  
security number of any person or persons.  
(Pursuant to NRS 239b.030)

APN No.: 1320-33-212-014  
R.P.T.T. \$1,384.50

SPACE ABOVE FOR RECORDER'S USE ONLY

**GRANT, BARGAIN, SALE DEED**

**THIS INDENTURE WITNESSETH:** That KDH Builders The Ranch, LLC, a Nevada limited liability  
company

**FOR A VALUABLE CONSIDERATION,** receipt of which is hereby acknowledged, do/does hereby  
Grant, Bargain, Sell and Convey to 1245 Heybourne Road, LLC a Nevada limited liability comany

all that real property situated in the County of Douglas, State of Nevada, described as follows:  
**SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF**

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging  
or in anywise appertaining.

Signature and notary acknowledgement on page two.

KDH Builders The Ranch, LLC  
*Darci Hendrix*  
Darci Hendrix, Managing Member

 **WENDY DUNBAR**  
Notary Public - State of Nevada  
Appointment Recorded in Douglas County  
No: 02-79065-5 - Expires December 18, 2018

STATE OF NEVADA  
COUNTY OF Douglas

} ss:  
10.6.15

This instrument was acknowledged before me on ,  
by Darci Hendrix

NOTARY PUBLIC *[Signature]*

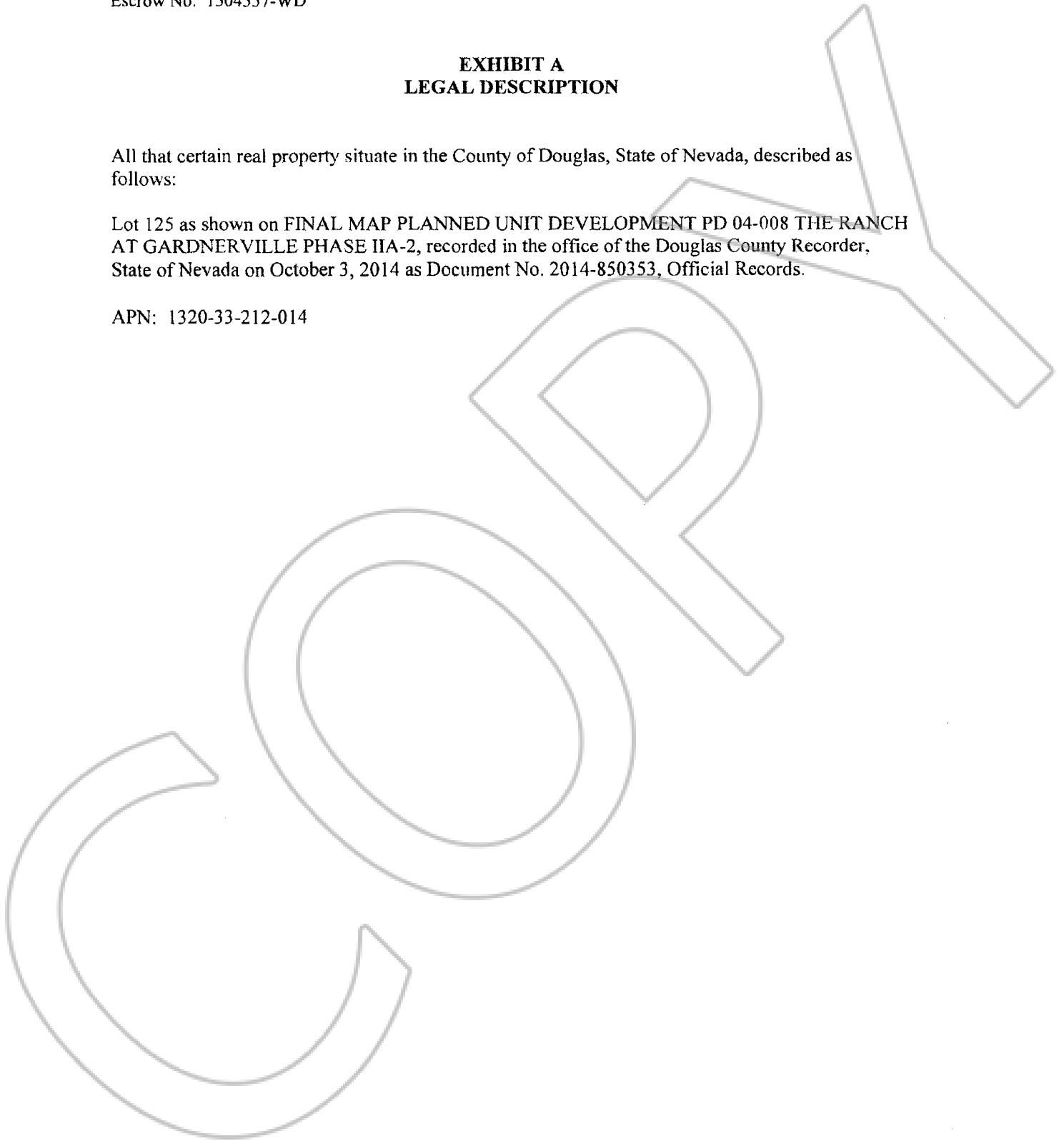
Escrow No. 1504557-WD

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Lot 125 as shown on FINAL MAP PLANNED UNIT DEVELOPMENT PD 04-008 THE RANCH AT GARDNERVILLE PHASE IIA-2, recorded in the office of the Douglas County Recorder, State of Nevada on October 3, 2014 as Document No. 2014-850353, Official Records.

APN: 1320-33-212-014



**STATE OF NEVADA-DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1320-33-212-014  
 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  
 Book \_\_\_\_\_ Page \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: \_\_\_\_\_

3. Total Value/Sales Price of Property: \$354,711.00  
 Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 Transfer Tax Value \$354,711.00  
 Real Property Transfer Tax Due: \$1,384.50

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)	BUYER (GRANTEE) INFORMATION (REQUIRED)
Print Name: <u>KDH Builders The Ranch, LLC</u>	Print Name: <u>1245 Heybourne Road, LLC a Nevada limited liability comany</u>
Address: <u>10625 Double R Blvd</u> <u>Reno, NV 89521</u> City, State, Zip	Address: <u>P.O. BOX 706</u> <u>Genoa, NV 89411</u> City, State Zip

**COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)**  
 Print Name: Ticor Title of Nevada, Inc. Escrow #: 1504557- RT  
 Address: 1483 Highway 395, Suite B  
 City, State, Zip: Gardnerville, NV 89410