

DOUGLAS COUNTY, NV

2016-875910

RPTT:\$0.00 Rec:\$17.00

\$17.00 Pgs=4

01/27/2016 02:18 PM

ETRCO, LLC

KAREN ELLISON, RECORDER

E07

APN#: 1220-05-601-004

RPTT: 0 #7

Recording Requested By:

Western Title Company

Escrow No.: 076265-TEA

When Recorded Mail To:

Dennis W. McDuffee and Jolie N.
McDuffee

1502 Hussman Ave.

Minden, NV 89423

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,

Dennis W. McDuffee and Jolie N. McDuffee, Trustees of the Willraenicsam Living Trust, dated August 22, 2011

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

Dennis W. McDuffee and Jolie N. McDuffee, 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:

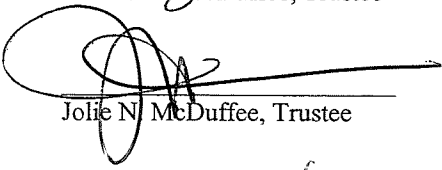
See attached Exhibit A

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

Dated: 01/13/2016



Dennis W. McDuffee, Trustee



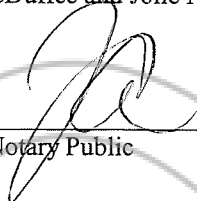
Jolie N. McDuffee, Trustee

STATE OF Nevada

COUNTY OF Douglas } ss

This instrument was acknowledged before me on
1/26/16

By . Dennis W. McDuffee and Jolie N. McDuffee



Notary Public

 TRACI ADAMS
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 69-1001-5 - Expires January 5, 2019

EXHIBIT "A"

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

COMMENCING at the Northeast corner of the Northeast quarter of Section 5, Township 12 North, Range 20 East, M.D.B.&M.; thence South a distance of 1,647.00 feet along the Westerly right of way line of the old County Road, to the Northeast corner thereof, the true point of beginning; thence West a distance of 285.00 feet; thence South a distance of 100.00 feet, more or less, to the Northwesterly corner of that certain parcel of land conveyed to ALEX GLOCK, by Deed recorded May 24, 1951, in Book Z of Deeds, at Page 472, Douglas County Nevada records; thence Easterly along the Northerly line of said Glock Parcel a distance of 300.00 feet, more or less, to the Northeast corner thereof, being a point in the Westerly right of way line of the old County Road; thence North along the said Westerly right of way line a distance of 142.00 feet, more or less to the TRUE POINT OF BEGINNING.

NOTE: The above metes and bounds description appeared previously in that certain Quit Claim Deed recorded in the office of the County Recorder of Douglas County, Nevada on August 31, 2011, as Document No. 788883, in Book 811, Page 6159 of Official Records.

Assessor's Parcel Number(s):
1220-05-601-004

STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1220-05-601-004
 - 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: <u>Verified Trust - JS</u>	

- 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: _____

- 4. If Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.090, Section 7
 - b. Explain Reason for Exemption: Deeding Out of Trust 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 grantee
 Signature _____ Capacity grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Dennis W. McDuffee and Jolie N. McDuffee, Trustees of the Willraenicsam Living Trust dated August 22, 2011
Address: 1502 Hussman Ave.
City: Minden
State: NV **Zip:** 89423

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Dennis W. McDuffee and Jolie N. McDuffee
Address: 1502 Hussman Ave.
City: Minden
State: NV **Zip:** 89423

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. #: 076265-TEA