

APN#: 1220-17-615-023

RPTT: #3/5

**Recording Requested By:**

Western Title Company

Escrow No.: 074183-TEA

When Recorded Mail To:

Timothy J. Jansse and

Anu Jansse

1137 Kingston Lane

Gardnerville, NV 89460

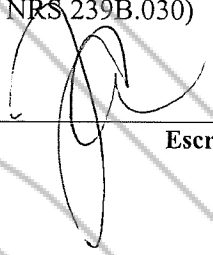
Mail Tax Statements to: (deeds only)

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,

Dirk E. Jansse, a married man as his sole and separate property

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

Timothy J. Jansse and Anu Jansse, husband and wife as joint tenants with right of survivorship


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 33A of Jansse Subdivision at Rain Shadow Ranch, a Planned Development (Final Map of PD 04-002-1) according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on March 20, 2015 as Document No. 2015-858958, Official Records.

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

Dated: 08/28/2015

  
\_\_\_\_\_  
Dirk E. Jansse

STATE OF Nevada


COUNTY OF Douglas

} ss

This instrument was acknowledged before me on

April 11, 2016

By Dirk E. Jansse.

  
\_\_\_\_\_  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
  - a) 1220-17-615-023
  - 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 #35
  - b. Explain Reason for Exemption: father deed to son and 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 grantee  
 Signature \_\_\_\_\_ Capacity grantee

**SELLER (GRANTOR) INFORMATION (REQUIRED)**

**Print Name:** Dirk E. Jansse  
**Address:** P.O. Box 52  
**City:** Genoa  
**State:** NV **Zip:** 89411

**BUYER (GRANTEE) INFORMATION (REQUIRED)**

**Print Name:** Timothy J. Jansse and Anu Jansse  
**Address:** 1137 Kingston 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. #:** 074183-TEA