

DOUGLAS COUNTY, NV

2016-881315

RPTT:\$0.00 Rec:\$18.00

\$18.00 Pgs=5

05/26/2016 01:14 PM

ETRCO, LLC

KAREN ELLISON, RECORDER

E05

APN#: 1220-16-510-040

RPTT: Exemption #5

Recording Requested By:

Western Title Company, Inc.

Escrow No. 079366-WUS

When Recorded Mail To:

Ridley Elisabeth Reece

961 Starlight
Gardnerville, NV 89460

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 _____

Wendy Dunbar

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

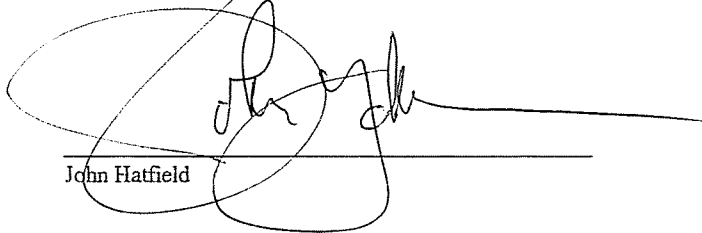
THIS INDENTURE WITNESSETH: That John Hatfield, a married man, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Ridgley Elisabeth Reece, a married woman as her sole and separate property all that real property situated in the City of Gardnerville, County of Douglas, State of Nevada described as follows:

See Exhibit "A" attached

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: 03/28/2016



John Hatfield

STATE OF _____

COUNTY OF _____

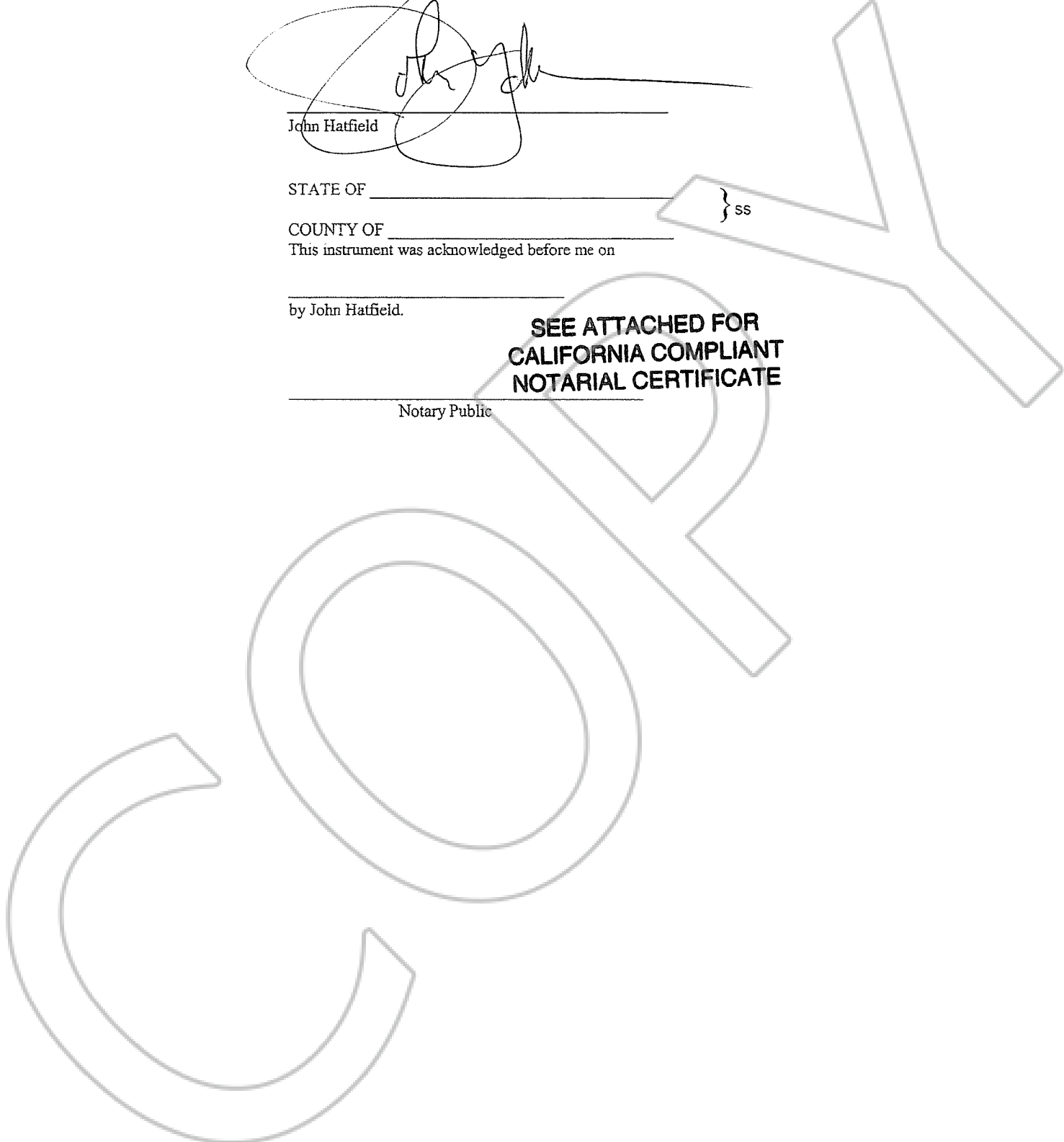
This instrument was acknowledged before me on

_____ by John Hatfield.

**SEE ATTACHED FOR
CALIFORNIA COMPLIANT
NOTARIAL CERTIFICATE**

Notary Public

} ss



CALIFORNIA NOTARY CERTIFICATE OF ACKNOWLEDGMENT/JURAT ADDENDUM (FOR USE IN CA ONLY)

For use for CA Notary Acknowledgment only:

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Placer

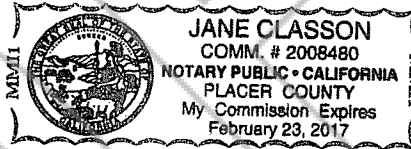
On March 29 2016 before me Jane Classon, Notary Public (here insert name and title of officer), personally appeared John Hatfield who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the attached Grant Bargain and Sale Deed [name of document] instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Jane Classon (Signature)

(SEAL)



For use for CA Notary Jurat only:

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of _____

Subscribed and sworn to (or affirmed) before me on this _____ day of _____, 20____, by _____, proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature _____

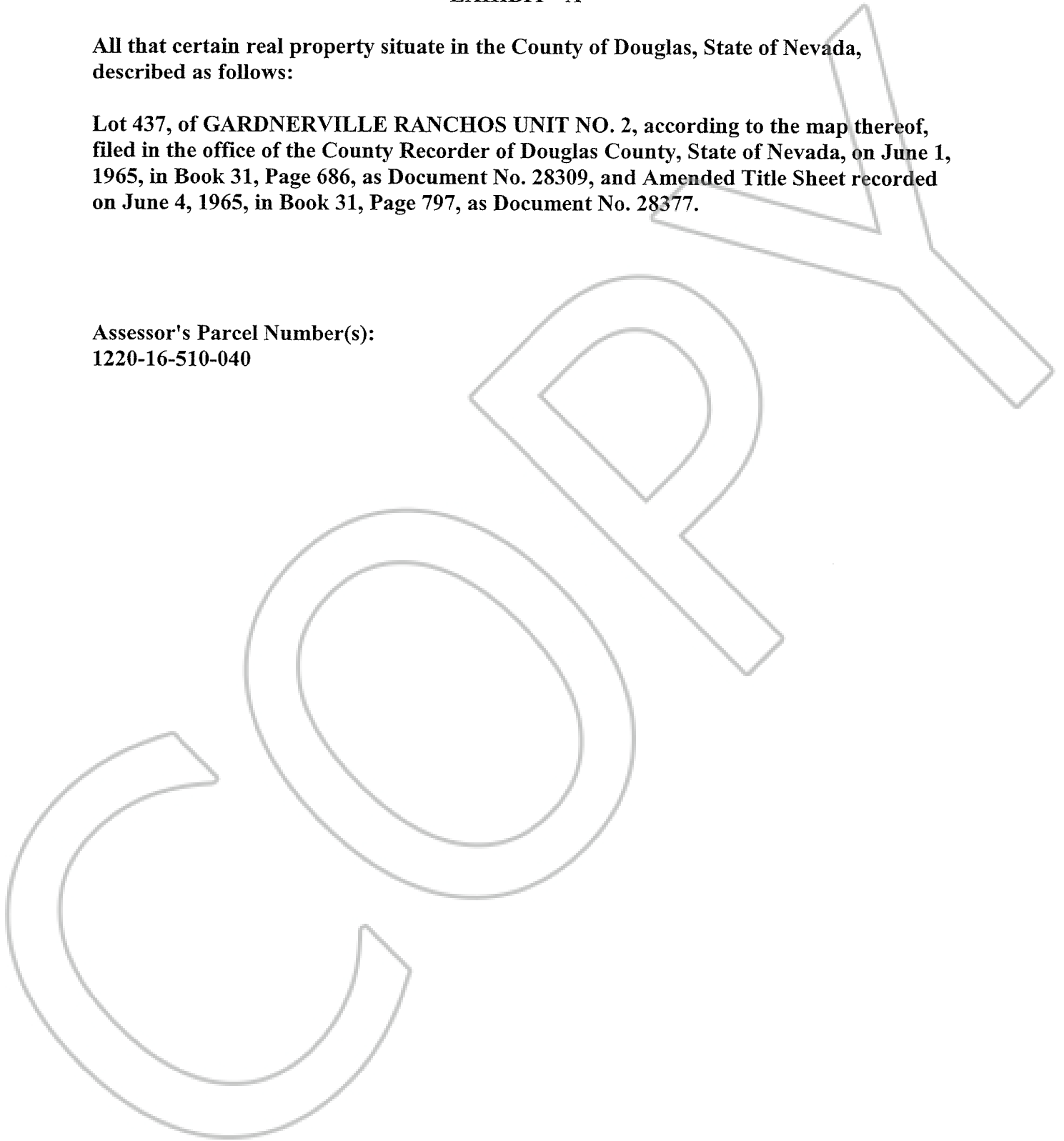
(SEAL)

EXHIBIT "A"

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

**Lot 437, of GARDNERVILLE RANCHOS UNIT NO. 2, according to the map thereof,
filed in the office of the County Recorder of Douglas County, State of Nevada, on June 1,
1965, in Book 31, Page 686, as Document No. 28309, and Amended Title Sheet recorded
on June 4, 1965, in Book 31, Page 797, as Document No. 28377.**

**Assessor's Parcel Number(s):
1220-16-510-040**



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 - a) 1220-16-510-040
 - b)
 - c)
 - d)

2. Type of Property:

a) <input type="checkbox"/> Vacant Land	b) <input checked="" type="checkbox"/> Single Fam. Res.
c) <input type="checkbox"/> Condo/Twnhse	d) <input type="checkbox"/> 2-4 Plex
e) <input type="checkbox"/> Apt. Bldg	f) <input type="checkbox"/> Comm'/Ind'l
g) <input type="checkbox"/> Agricultural	h) <input type="checkbox"/> Mobile Home
i) <input type="checkbox"/> Other _____	

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

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

4. If Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.090, Section 5
 - b. Explain Reason for Exemption: Husband deeding to wife with no 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 One Act Capacity Escrow
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: John Hatfield
 Address: P.O. Box 124
 City: NewCastle
 State: Ca Zip: 95658

Print Name: Ridgley Elisabeth Reece
 Address: 961 Starlight
 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
1362 Highway 395, Ste. 109
 City/State/Zip: Gardnerville, NV 89410

Esc. #: 0293660-000

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)