

Title365

A.P.N.: 1220-21-511-005  
File No: NV-113-JH

R.P.T.T.: \$676.65

When Recorded Mail To: Mail Tax Statements To:  
East Fork Investments, LLC  
826 Mahogany Dr  
Minden, NV 89423

DOUGLAS COUNTY, NV  
RPTT:\$676.65 Rec:\$16.00  
\$692.65 Pgs=3  
TITLE365 NEWPORT  
KAREN ELLISON, RECORDER

2016-881348

05/27/2016 08:28 AM

DS3100-16000186

AP 122021511005

**GRANT, BARGAIN and SALE DEED**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Wilmington Trust, National Association, not in its individual capacity but solely as successor trustee  
Citibank, N.A. as Trustee to Lehman Mortgage Trust Mortgage Pass-Through Certificates Series  
2006-4.

do(es) hereby GRANT, BARGAIN and SELL to

East Fork Investments, LLC

Whose address is: 826 Mahogany Dr. Minden NV 89423

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

See Exhibit "A" attached hereto and made a part hereof.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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

mail tax statements to same as above

Date: 5-17-16

Wilmington Trust, National Association, not in its individual capacity but solely as successor trustee Citibank, N.A. as Trustee to Lehman Mortgage Trust Mortgage Pass-Through Certificates Series 2006-4.

Nationstar Mortgage, LLC  
As Attorney in Fact

Patricia McCutchen

State of TX

County of Denton

On 5-17-16 before me, Mia Smith, Notary Public,

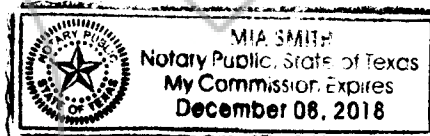
personally appeared Patricia McCutchen Assistant Secretary

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within 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 Texas that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature] (Seal)



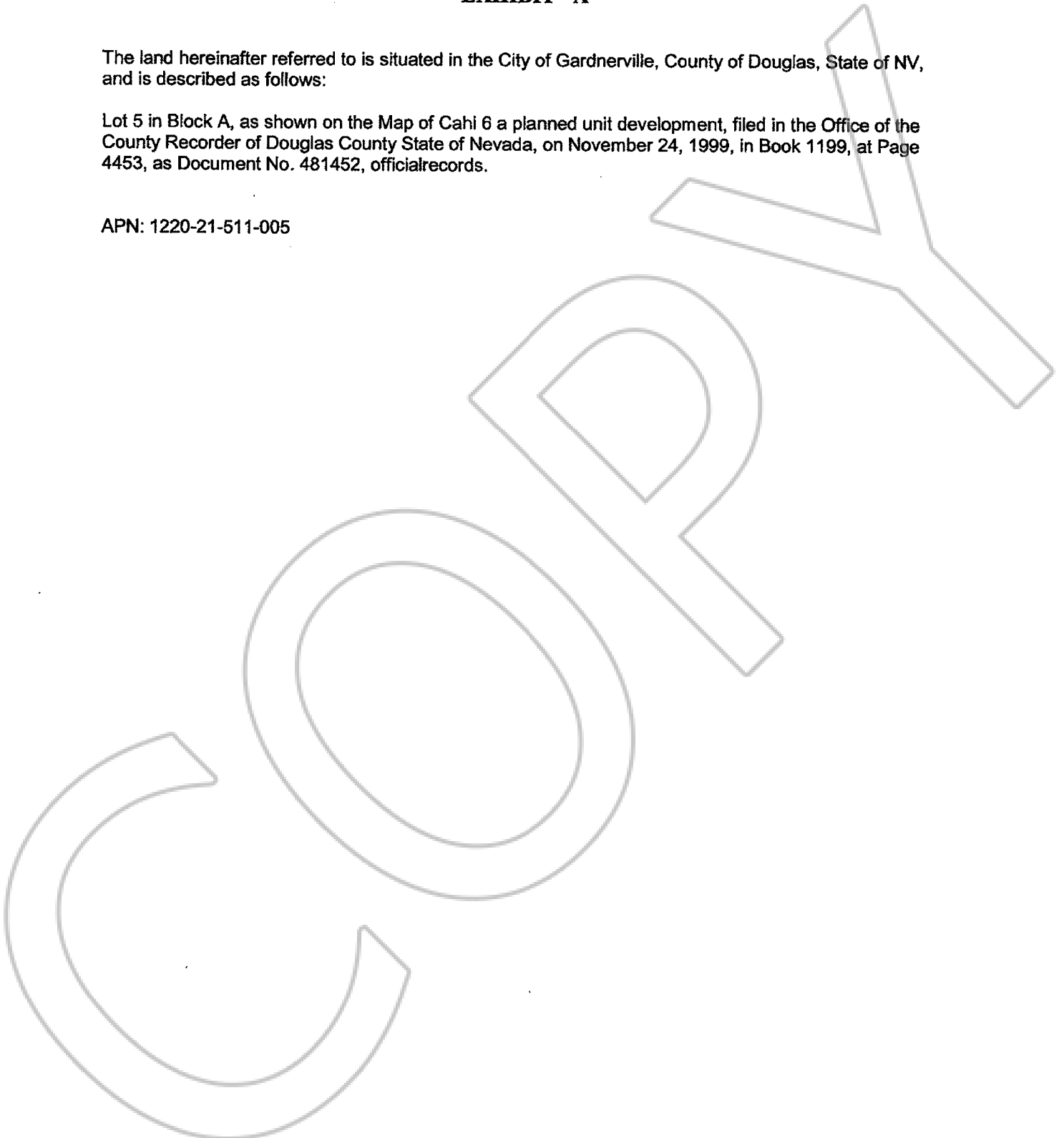
This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated June 6, 2016 under Escrow No. NV-113-JH.

**EXHIBIT "A"**

The land hereinafter referred to is situated in the City of Gardnerville, County of Douglas, State of NV, and is described as follows:

Lot 5 in Block A, as shown on the Map of Cahi 6 a planned unit development, filed in the Office of the County Recorder of Douglas County State of Nevada, on November 24, 1999, in Book 1199, at Page 4453, as Document No. 481452, officialrecords.

APN: 1220-21-511-005



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-21-511-005
- 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) **\$173,250.00**  
 (\$ \_\_\_\_\_)  
 Transfer Tax Value: **\$173,250.00**  
 Real Property Transfer Tax Due **\$676.65**

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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  
 Capacity: Grantee

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

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

Print Name: **Wilmington Trust, National Association,**  
**not in its individual capacity but solely as successor**  
**trustee Citibank, N.A. as Trustee to Lehman**  
**Mortgage Trust Mortgage Pass-Through Certificates**  
**Series 2006-4.**  
 Address: **8950 Cypress Waters Blvd**  
 City: **Coppell**  
 State: **TX** Zip: **75063**

Print Name: **East Fork Investments, LLC**  
 Address: **826 Mahogany Dr**  
 City: **Minden**  
 State: **NV** Zip: **89423**

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**

Print Name: **Title 365** File Number: **NV-113-JH JH**  
 Address **5000 Birch St STE 550**  
 City: **Newport Beach** State: **CA** Zip: **92660**

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

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 1220-21-511-005
- b) \_\_\_\_\_
- c) \_\_\_\_\_
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2. Type of Property

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Signature: \_\_\_\_\_

Capacity: Grantor  
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Address: 8950 Cypress Waters Blvd  
City: Coppell  
State: TX Zip: 75063

Print Name: East Fork Investments, LLC  
Address: 826 Mahogany Dr  
City: Minden  
State: NV Zip: 89423

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**

Print Name: Title 365  
Address 5000 Birch St STE 550  
City: Newport Beach

File Number: NV-113-JH JH

State: CA Zip: 92660

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