

DOUGLAS COUNTY, NV  
RPTT:\$780.00 Rec:\$16.00  
\$796.00 Pgs=3  
ETRCO, LLC  
KAREN ELLISON, RECORDER

**2016-881606**  
06/01/2016 02:55 PM

APN#: 1420-07-616-043

RPTT: \$780.00

**Recording Requested By:**

Western Title Company

Escrow No.: 079154-DJA

**When Recorded Mail To:**

Alejandra Loyola and Daniel Loyola

P. O. Box 17854

So. Lake Tahoe, CA

96151

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



Diane J. Allen

Escrow Officer

Title

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**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,

Rosehill, LLC, a Nevada limited liability company

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

Alejandra Loyola, a single woman and Daniel Loyola, a single man, as joint tenants

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Carson City, 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 93, Block B, HIGHLAND ESTATES UNIT NO. 2, filed in the office of the County Recorder of Douglas County, State of Nevada, on July 27, 1978, as Document No. 17090.

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

Dated: 05/19/2016

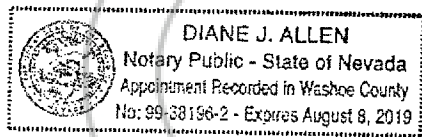
Rosehill, LLC

*Brett Nelson*  
By Brett Nelson, Managing Member

STATE OF Nevada } ss  
COUNTY OF Washoe  
This instrument was acknowledged before me on  
May 27, 2016

By Brett Nelson.

*Diane J. Allen*  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
a) 1420-07-616-043

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: \$199,900.00  
 Deed in Lieu of Foreclosure Only (value of property) ( )  
 Transfer Tax Value: \$199,900.00  
 Real Property Transfer Tax Due: \$780.00

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 Alejandra Loyola Capacity Buyer  
 Signature [Signature] Capacity \_\_\_\_\_

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

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

Print Name: Rosehill, LLC  
 Address: 6770 S. McCarran Blvd. #202  
 City: Reno  
 State: NV Zip: 89509

Print Name: Alejandra M. Loyola  
 Address: P.O. Box 17854  
 City: So Lake Tahoe  
 State: CA Zip: 96151

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company  
 Address: McCarran Branch  
6774 So. McCarran Blvd. Suite 102A  
 City/State/Zip: Reno, NV 89509

Esc. #: 079154-DJA

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