

DOUGLAS COUNTY, NV

2016-882861

RPTT:\$3607.50 Rec:\$16.00

\$3,623.50 Pgs=3

06/20/2016 02:13 PM

ETRCO, LLC

KAREN ELLISON, RECORDER

APN#: 1319-03-311-011

RPTT: \$3,607.50

Recording Requested By:

Western Title Company

Escrow No.: 079555-ARJ

When Recorded Mail To:

A. Carol Goodhart

PO Box 1398

Genoa, NV 89411

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

Michelle Simpson

Escrow Assistant

**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,

Richard C. Fuller and Deborah J. Fuller, husband and wife as community property with right of survivorship

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

A. Carol Goodhart, Trustee of The M. & C. Goodhart Living Trust dated November 5, 1990

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Genoa, County of Douglas State of Nevada bounded and described as follows:

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

Lot 73 of Block B as set forth on the Final Map of GENOA LAKES PHASE 3, UNIT 1, A PLANNED UNIT DEVELOPMENT, recorded January 13, 1995, in Book 195 of Official Records at Page 1900, Douglas County, Nevada, as Document No. 354349.

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

Dated: 06/02/2016

Richard C Fuller  
Richard C. Fuller

Deborah J. Fuller  
Deborah J. Fuller

STATE OF Texas

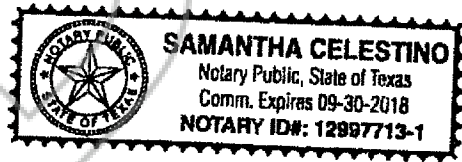
COUNTY OF Granddalyne } ss

This instrument was acknowledged before me on

6-10-2016

By Richard C. Fuller and Deborah J. Fuller.

Samantha Celestino  
Notary Public



**STATE OF NEVADA DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1319-03-311-011

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: \$925,000.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$925,000.00  
 Real Property Transfer Tax Due: \$3,607.50

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 M. Simpson Capacity ESCROW ASSISTANT  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
**Print Name:** Richard C. Fuller and Deborah J. Fuller  
**Address:** 7637 Ramble Ridge  
**City:** San Antonio  
**State:** TX                      **Zip:** 78266

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
**Print Name:** A. Carol Goodhart, Trustee of The M. & C. Goodhart Living Trust dated November 5, 1990  
**Address:** PO Box 1398  
**City:** Genoa  
**State:** NV                      **Zip:** 89411

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. #:** 079555-ARJ