

DOUGLAS COUNTY, NV
RPTT:\$1766.70 Rec:\$16.00
\$1,782.70 Pgs=3
ETRCO, LLC
KAREN ELLISON, RECORDER

2016-883517

06/29/2016 11:44 AM

APN# : 1420-34-811-022
RPTT: \$1,766.70

Recording Requested By:

Western Title Company

Escrow No.: 080642-TEA

When Recorded Mail To:

Michael Uva and Tammy Uva

1579 Chiquita

Minden, NV 89423

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,

John Fisher, a married man as his sole and separate property

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


Michael P. Uva and Tammy K. Uva, Trustees of the Short Form Trust Agreement of Michael P. Uva and Tammy K. Uva, dated January 26, 2015

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

Lot 12, as shown on the map of EL RANCHO ESTATES, filed for record in the office of the County Recorder of Douglas County, Nevada on April 23, 1962 in Book 11, Page 348, as Document No. 19910, being a portion of SE 1/4 of the SE 1/4 of Section 34, Township 14 North, Range 20 East, M.D.B.&M.

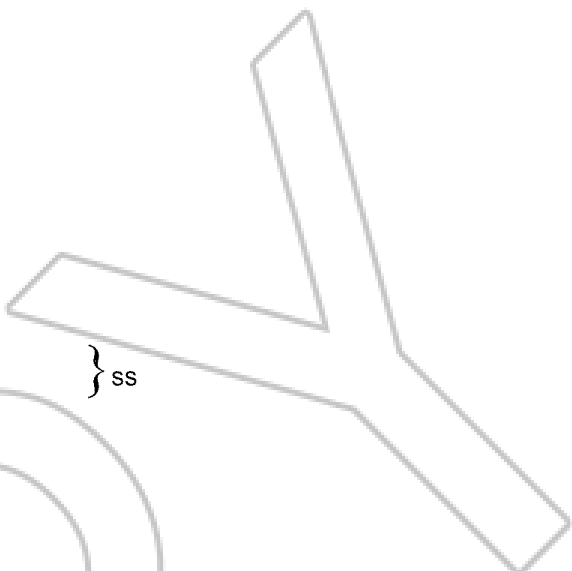
TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 06/09/2016



John Fisher

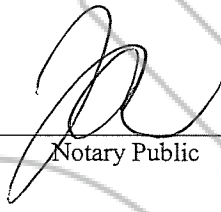
STATE OF Nevada
COUNTY OF Douglas




} ss

This instrument was acknowledged before me on
6/20/10

By John Fisher.



Notary Public

 **TRACI ADAMS**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 09-1001-5 - Expires January 5, 2010



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1420-34-811-022

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: \$453,000.00
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$453,000.00
 Real Property Transfer Tax Due: 1,766.70

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 _____ Capacity grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: John Fisher

Address: P.O. Box 114
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Michael P. Uva and Tammy K. Uva, Trustees of the Short Form Trust Agreement of Michael P. Uva and Tammy K. Uva, dated January 26, 2015

Address: 1579 Chiquita Drive
 City: Minden
 State: NV Zip: 89423

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. #: 080642-TEA