

A.P.N.: 1220-15-110-039

File No: 143-2505487 (SC)

R.P.T.T.: \$826.80

When Recorded Mail To: Mail Tax Statements To:  
Jacob P. Cerovski-Darriau  
951 Monument Peak Drive  
Gardnerville, NV 89460

**GRANT, BARGAIN and SALE DEED**

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

JF Investments LLC, a Nevada Limited Liability Company

do(es) hereby GRANT, BARGAIN and SELL to

Jacob P. Cerovski-Darriau, an unmarried man

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

**LOT 79, AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NUMBER 2, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON JUNE 1, 1965, AS DOCUMENT NUMBER 28309 AND ON JUNE 4, 1965, AS DOCUMENT NUMBER 28377.**

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.

Date: 06/03/2016

JF Investments LLC, a Nevada Limited Liability Company

By: [Signature]  
Name: Francisco R. Navarro Delgado  
Title: Managing Member

STATE OF **NEVADA** )  
  : **ss.**  
COUNTY OF )  
**DOUGLAS**

This instrument was acknowledged before me on 7/14/16 by Francisco R. Navarro Delgado  
[Signature]  
Notary Public  
(My commission expires: 5/12/2019 )



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 07/06/2016 under Escrow No. 143-2505487

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-15-110-039
- 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. a) Total Value/Sales Price of Property: \$212,000.00
- b) Deed in Lieu of Foreclosure Only (value of ( \$ \_\_\_\_\_ ))
- c) Transfer Tax Value: \$212,000.00
- d) Real Property Transfer Tax Due \$826.80

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: \_\_\_\_\_
- b. Explain reason for exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %

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]*  
 Signature: \_\_\_\_\_

Capacity: *Eoffies*  
 Capacity: \_\_\_\_\_

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

Print Name: JF Investments LLC  
 Address: 3039 Scarborough Street  
 City: Sparks  
 State: NM Zip: 89434

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

Print Name: Jacob P. Cerovski-Darriau  
 Address: 951 Monument Peak Drive  
 City: Gardnerville  
 State: NV Zip: 89460

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

First American Title Insurance  
 Print Name: Company  
 Address: 1663 US Highway 395, Suite 101  
 City: Minden

File Number: 143-2505487 SC/SC  
 State: NV Zip: 89423

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