

A.P. No. 1320-29-610-074  
Escrow No. 143-2500449-SC  
R.P.T.T. \$1,495.65

*WHEN RECORDED RETURN TO:*

Richard Wayne Penman  
1112 Montecito Drive  
Minden, NV 89423

*MAIL TAX STATEMENTS TO:*

1112 Montecito Drive  
Minden, NV 89423

***GRANT, BARGAIN and SALE DEED***

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

Fonte, LLC, a Nevada limited liability company

do(es) hereby *GRANT, BARGAIN and SELL* to

Richard Wayne Penman, an unmarried man

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

**LOT 81 IN BLOCK F, AS SET FORTH ON THE FINAL SUBDIVISION MAP FOR MONTERRA PHASE 1 RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER, STATE OF NEVADA, ON AUGUST 24, 2005 IN BOOK 0805, PAGE 11150 AS DOCUMENT NO. 653145 OF OFFICIAL RECORDS.**

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.

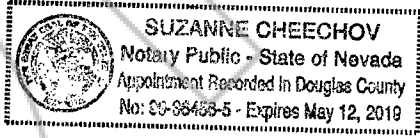
Date: 08/16/2016

Fonte, LLC a Nevada Limited Liability Company, a Nevada limited liability company

By: [Signature]  
Name: Randall S. Harris  
Title: Managing Member

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

This instrument was acknowledged before me on  
8-17-16 by  
Randall S. Harris  
Suzanne Cheechov  
Notary Public  
(My commission expires: 5-12-2019)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 08/16/2016 under Escrow No. 143-2500449

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1320-29-610-074
- 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$383,322.00
- b) Deed in Lieu of Foreclosure Only (value of ( \$ \_\_\_\_\_ ))
- c) Transfer Tax Value: \$383,322.00
- d) Real Property Transfer Tax Due \$1,495.65

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: *A. Sheeha*  
Signature: \_\_\_\_\_

Capacity: *Officer*  
Capacity: \_\_\_\_\_

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

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

Print Name: Fonte, LLC  
Address: 1650 Highway 395 #203  
City: Minden  
State: NV Zip: 89423

Print Name: Richard Wayne Penman  
Address: 1112 Montecito Drive  
City: Minden  
State: NV Zip: 89423

**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: 143-2500449 SC/SC  
State: NV Zip: 89423

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