

DOUGLAS COUNTY, NV
RPTT:\$2340.00 Rec:\$16.00
\$2,356.00 Pgs=3
ETRCO, LLC
KAREN ELLISON, RECORDER

2016-886734

08/29/2016 10:32 AM

APN# : 1420-33-110-005

RPTT: 2,340.00

Recording Requested By:

Western Title Company

Escrow No.: 081855-WLD

When Recorded Mail To:

James A. Read and Kelly P. Read

1227 Stephanie Way

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



WENDY DUNBAR

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,

Jerry R. Barbee and Karen L. Barbee, husband and wife as joint tenants

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

James A. Read and Kelly P. Read, husband and wife as joint tenants with right of survivorship


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

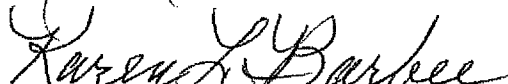
All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 55 in Block B, as shown on the map of WILDHORSE UNIT NO. 2, A PLANNED UNIT DEVELOPMENT, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on July 2, 1990, in Book 790, Page 025, as Document No. 229405.

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

Dated: 08/23/2016


Jerry R. Barbee


Karen L. Barbee


STATE OF Nevada

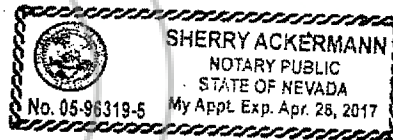
COUNTY OF Douglas } ss

This instrument was acknowledged before me on

August 23, 2014

By Jerry R. Barbee and Karen L. Barbee.


Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
a) 1420-33-110-005

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: \$600,000.00
Deed in Lieu of Foreclosure Only (value of property) _____
Transfer Tax Value: \$600,000.00
Real Property Transfer Tax Due: 2,340.00

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 Jerry R. Barbee Capacity Grantor
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Jerry R. Barbee and Karen L. Barbee
Address: 1378 Ballard Ct.
City: Minden
State: NV Zip: 89423

Print Name: James A. Read and Kelly P. Read
Address: 1227 Stephanie Way
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. #: 081855-WLD