

DOUGLAS COUNTY, NV
RPTT:\$1489.80 Rec:\$17.00
\$1,506.80 Pgs=4
ETRCO, LLC
KAREN ELLISON, RECORDER

2016-888385

09/30/2016 10:26 AM

APN#: 1420-08-311-003

RPTT: \$1,489.80

Recording Requested By:

Western Title Company

Escrow No.: 082915-CAL

When Recorded Mail To:

Daniel J. Bright and Cristy A.

Bright

1005 Vista Ridge Court

Carson City, NV 89705

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

Carrie Lindquist

Carrie Lindquist

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,

Dolores M. Waschau, surviving joint tenant

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

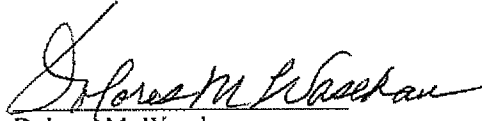
Daniel J. Bright and Cristy A. Bright, husband and wife as joint tenants with right of survivorship

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

See attached Exhibit A

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

Dated: 09/28/2016


Dolores M. Waschau

STATE OF Nevada

COUNTY OF Cassion City

This instrument was acknowledged before me on

9/28/16

By Dolores M. Waschau.



Notary Public



EXHIBIT "A"

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

A parcel of land located in the SUNRIDGE HEIGHTS, PHASE 4 AND 5A, Development in the Northwest 1/4 of Section 8, Township 14 North, Range 20 East, M.D.B.&M., being further described as follows:

Beginning at the Northeast corner of Lot 14, as shown on the Final Map , Document No. 340968;

thence South 30°23' 50" East, 118.24 feet;

thence South 57°57' 22" West, 72.44 feet;

thence North 52°10' 48" West 36.17 feet;

thence North 58°22' 26" West, 66.73 feet;

thence North 24°15' 44" East, 111.77 feet to a point on a curve having a radius of 45.00 feet and a radial bearing of South 54°29' 11" West;

thence Easterly along said curve through a central angle of 60°06' 44" and an arc length of 47.21 feet to the true point of beginning.

The basis of bearings for the description is North 24°15' 44" East. along the center line of Sunridge Drive, as shown on Document No. 331447, Official Records of Douglas County, Nevada.

Reference os made to Record of Survey Supporting a Boundary Line Adjustment and filed for record on December 4, 1998, in Book 1298, Page 1357, as Document No. 455776.

NOTE: The above metes and bounds description appeared previously in that certain Deed recorded in the office of the County Recorder of Douglas County, Nevada on July 1, 2002, as Document No. 546219 of Official Records.

**Assessor's Parcel Number(s):
1420-08-311-003**

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
a) 1420-08-311-003

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: \$382,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$382,000.00
 Real Property Transfer Tax Due: \$1,489.80

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 Kazalpa Capacity Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Dolores M. Waschau
 Address: 1651 Virginia Ave.
 City: Redwood City
 State: CA Zip: 94061

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Daniel J. Bright and Cristy A. Bright
 Address: 1005 Vista Ridge Court
 City: Carson City
 State: NV Zip: 89705

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company
 Address: Carson Office
 2310 S. Carson St, Suite 5A
 City/State/Zip: Carson City, NV 89701

Esc. #: 082915-CAL