

DOUGLAS COUNTY, NV **2016-888622**
RPTT:\$1353.30 Rec:\$16.00
\$1,369.30 Pgs=3 10/04/2016 03:35 PM
TICOR TITLE - RENO (LAKESIDE)
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Timothy P. Milliron
6008 Turquoise Drive
Rocklin, CA 95677

MAIL TAX STATEMENTS TO:
Timothy P. Milliron
SAME AS ABOVE

Escrow No. 1604724-SL

The undersigned hereby affirms that this document
submitted for recording does not contain the social
security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1219-15-001-096
R.P.T.T. \$1,353.30

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Edward Joseph Christian Orbock, III and Constance Ann Orbock, owners and managing members of the Sheridan House, LLC

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Timothy P. Milliron and Pamela A. Milliron, husband and wife as joint tenants with right of survivorship

all that real property situated in the County of Douglas, State of Nevada, described as follows:
SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Sheridan House, LLC

SIGNED IN COUNTERPART

By: Edward Joseph Christian Orbock, III
Its: managing member


Constance Ann Orbock
By: Constance Ann Orbock
Its: managing member

STATE OF NEVADA
COUNTY OF WASHOE

} ss:

This instrument was acknowledged before me on , 10.4.16
by Constance Ann Orbock only

M. J. Gyll
NOTARY PUBLIC

 **M.J. GYLL**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 03-82960-5 - Expires March 19, 2018

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Sheridan House, LLC

Edward Joseph Christian Orbock III
By: Edward Joseph Christian Orbock, III
Its: managing member

SIGNED IN COUNTERPART

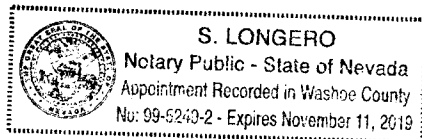
By: Constance Ann Orbock
Its: managing member

STATE OF NEVADA
COUNTY OF WASHOE

} ss:

This instrument was acknowledged before me on, 10/3/16
by Edward Joseph Christian Orbock III

NOTARY PUBLIC



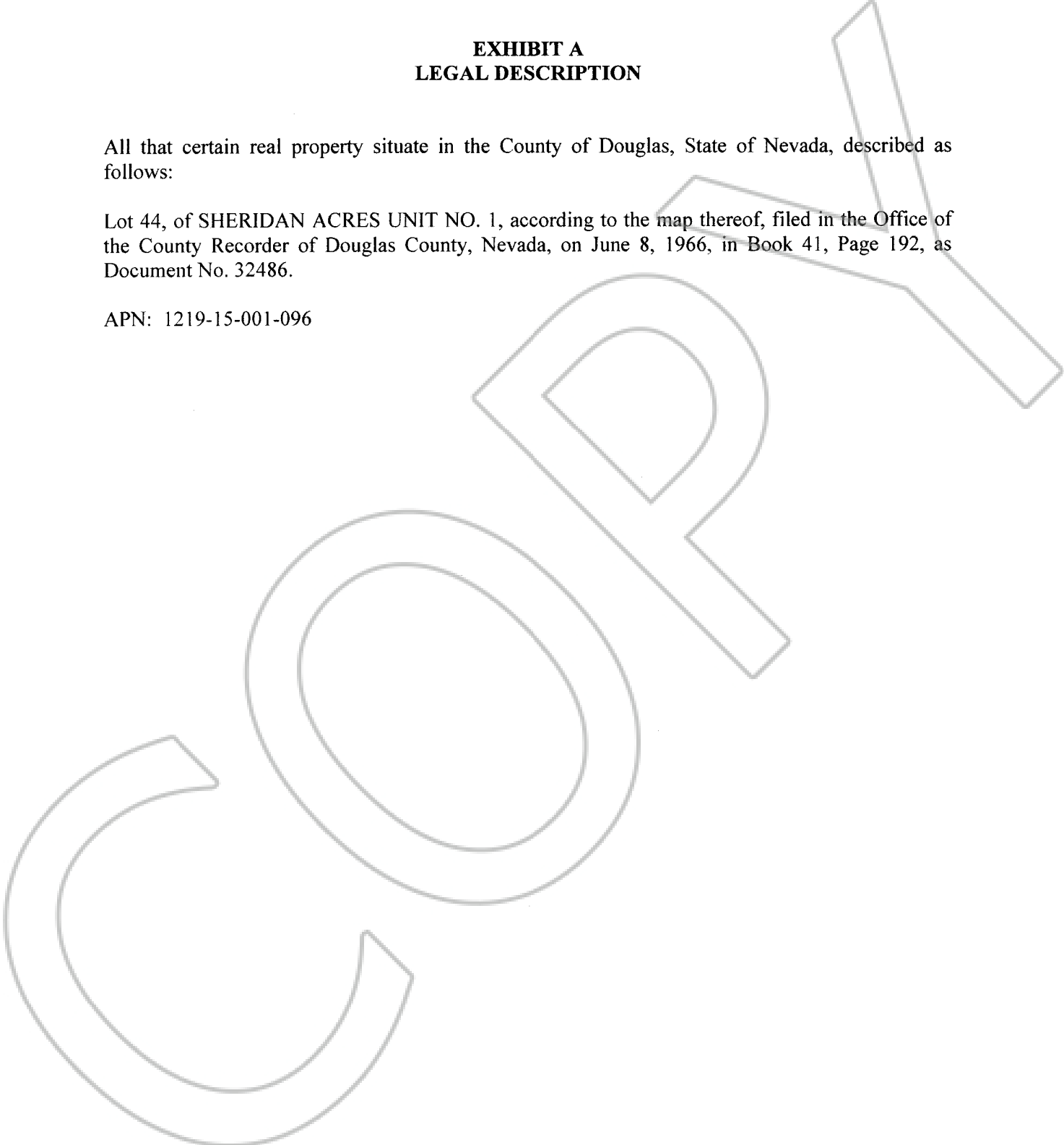
Escrow No. 1604724-SL

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 44, of SHERIDAN ACRES UNIT NO. 1, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on June 8, 1966, in Book 41, Page 192, as Document No. 32486.

APN: 1219-15-001-096



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1219-15-001-096
- 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 ONLY
 Book _____ Page _____
 Date of Recording: _____
 Notes: _____

3. Total Value/Sales Price of Property:

\$347,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$347,000.00
 Real Property Transfer Tax Due: **\$1,353.30**

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 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 Edward Joseph Christian Orbeck Capacity Grantor
 Signature Constance Ann Orbeck Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

EDWARD JOSEPH (REQUIRED) CHRISTIAN ORBECK, III AND
CHRISTIAN ORBECK, III AND
 Print Name: Sheridan House, LLC **OWNERS AND MANAGING MEMBERS**
 Address: 270 Shadow Mt.
Gardnerville, NV 89460
 City, State, Zip

(REQUIRED)
 Print Name: Timothy Patrick Milliron & PAMELA A. MILLIRON
 Address: 6008 Turquoise Drive
Rocklin, CA 95677
 City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 01604724-SL
 Address: 3655 Lakeside Drive
 City, State, Zip: Reno, NV 89509