

APN#: 1220-04-113-003

RPTT: #5

Recording Requested By:

Western Title Company, Inc.

Escrow No. 083227-TEA

When Recorded Mail To:

Courtney Shawe

208 Poppy Hills Drive

Fernley

NV, 89408

Mail Tax Statements to: (deeds only)

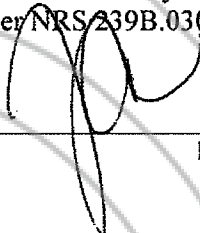
Same as Above

(space above for Recorder's use only)

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



Traci Adams

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 Joseph Lee Mainwaring, a married man, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Courtney Shawe, a married woman as her sole and separate property all that real property situated in the City of Gardnerville, County of Douglas, State of Nevada described as follows:

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

Lot 94 in Block A as shown on the plat of KINGSLANE UNIT NO. 3B, filed for record in the office of the County Recorder of Douglas County, Nevada, on October 26, 1977, in Book 1077, Page 1588, as File No. 14385.

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

Grantor and Grantee are husband and wife. It is the intention of Grantor that Grantee shall henceforth have and hold said real property as her sole and separate property. By this conveyance, Grantor releases any community interest that he might now have or be presumed to hereafter acquire in the above described property.

Dated: 10/17/2016

Joseph Lee Mainwaring
Joseph Lee Mainwaring

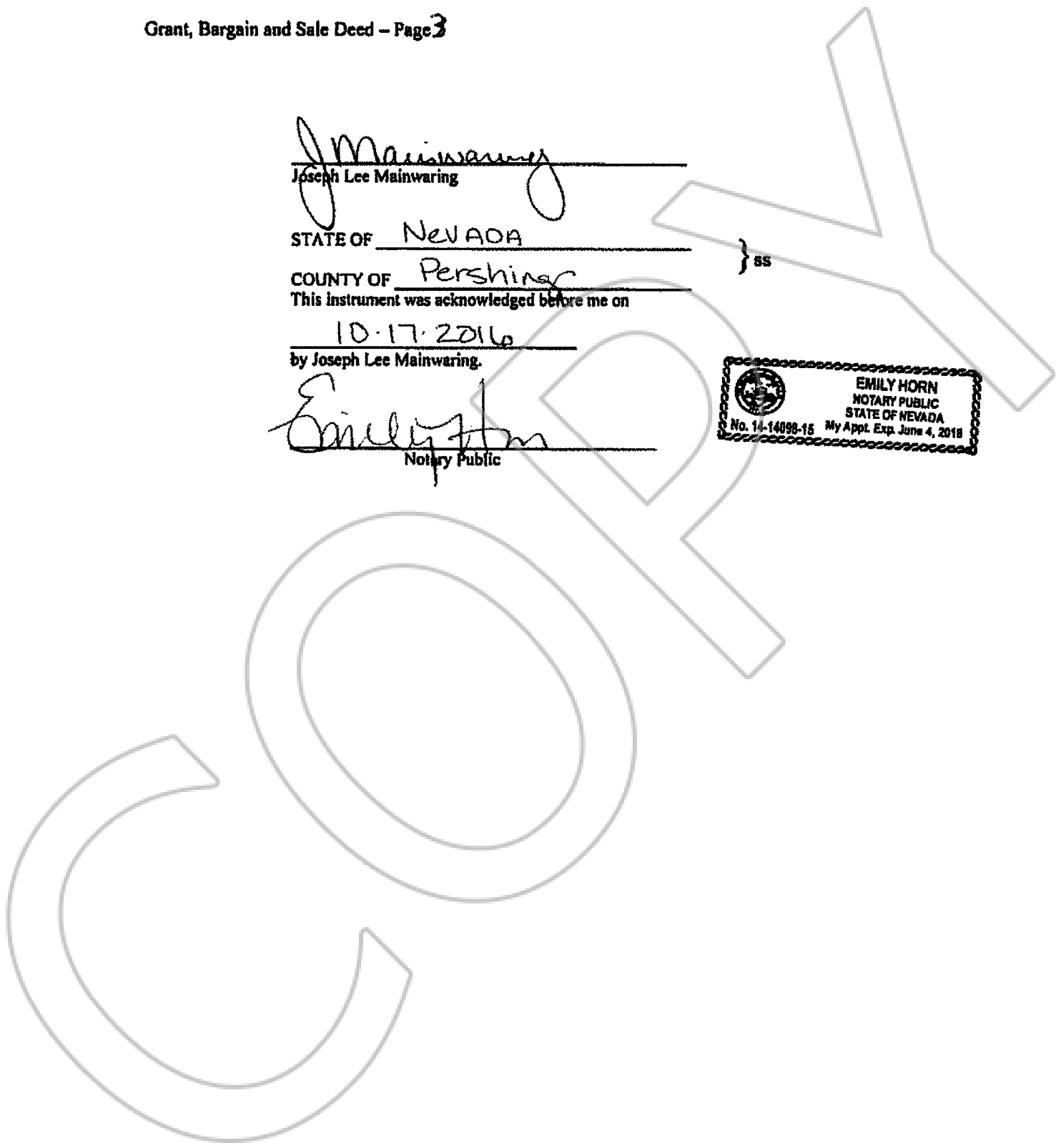
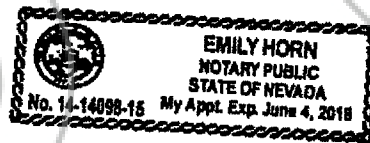
STATE OF NEVADA

COUNTY OF Pershing

This instrument was acknowledged before me on

10-17-2016
by Joseph Lee Mainwaring.

Emily Horn
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)

a) 1220-04-113-003

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: _____ \$0.00
 Deed in Lieu of Foreclosure Only (value of property) _____ (

Transfer Tax Value: _____ \$0.00

Real Property Transfer Tax Due: _____ \$0.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section #5
- b. Explain Reason for Exemption: husband deed to wife without consideration

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 _____ Capacity Escrow officer
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Joseph Lee Mainwaring
 Address: 208 Poppy Hills Drive
 City: Fernley
 State: NV Zip: 89408

Print Name: Courtney Shawe
 Address: 208 Poppy Hills Drive
 City: Fernley
 State: NV Zip: 89408

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo. LLC. On behalf of Western Title Company

Esc. #: 083227-TEA

Address: Douglas Office
 1362 Highway 395, Ste. 109

City/State/Zip: Gardnerville, NV 89410

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