

DOUGLAS COUNTY, NV

2016-889323

RPTT:\$382.20 Rec:\$16.00

\$398.20 Pgs=3

10/18/2016 01:22 PM

ETRCO, LLC

KAREN ELLISON, RECORDER

APN# : 1220-04-113-003

RPTT: \$382.20

Recording Requested By:

Western Title Company

Escrow No.: 083227-TEA

When Recorded Mail To:

William H. Sherman

Janet L. Sherman

1378 Queens Court

Gardnerville, NV 89410

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 _____

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

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

Courtney Shawe, a married woman, as her sole and separate property

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

William H. Sherman and Janet L. Sherman, husband and wife as joint tenants with right of survivorship

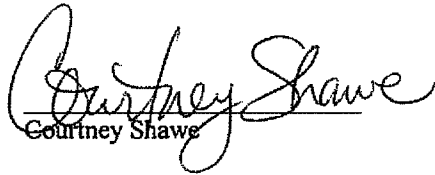
and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas State of Nevada bounded and described as follows:

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

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

Dated: 09/21/2016


Courtney Shawe

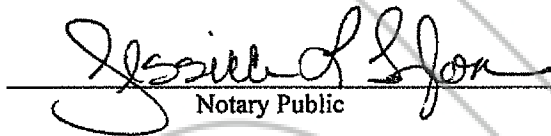
STATE OF Nevada

COUNTY OF Washoe

This instrument was acknowledged before me on

October 7, 2014

By Courtney Shawe.


Notary Public



JESSICA L. TAYLOR
NOTARY PUBLIC
STATE OF NEVADA
Appl. No. 01-72202-12
MY APPT. EXPIRES APRIL 20, 2020

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:	\$98,000.00
Deed in Lieu of Foreclosure Only (value of property)	(_____)
Transfer Tax Value:	\$98,000.00
Real Property Transfer Tax Due:	\$382.20

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 _____	Capacity _____
Signature <u>Courtney Shawe</u>	Capacity <u>Grantor</u>

SELLER (GRANTOR) INFORMATION (REQUIRED)

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

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: William H. Sherman and Janet L. Sherman
 Address: 1378 Queens Court
 City: Gardnerville
 State: NV Zip: 89410

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. #: 083227-TEA