DOUGLAS COUNTY, NV Rec:\$15.00

11/22/2016 03:58 PM

2016-891148

WESTERN TITLE

Total:\$15.00

Pgs=3

APN: a portion of 1320-03-001-015 R.P.T.T.
ORDER NO. 077261-TEA
Mail tax statements same as below



KAREN ELLISON, RECORDER

E03

WHEN RECORDED MAIL TO:

Western Title Company

BOUNDARY LINE ADJUSTMENT GRANT, BARGAIN, SALE DEED

THIS DEED IS PLACED OF RECORD FOR THE PURPOSE OF FACILITATING A BOUNDARY LINE ADJUSTMENT.

THIS INDENTURE WITNESSETH: Grantor, Johnson Lane Baptist Church, a Nevada corporation in consideration of \$10.00, the receipt of which is hereby acknowleged, does herby Grant, Bargain Sell and Convey to Grantee, West Ridge Homes, Inc., a Nevada corporation, forever, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

BOUNDARY LINE ADJUSTMENT BETWEEN EXISTING PARCELS OF LAND, AS FURTHER DEPICTED AND SET FORTH ON THAT CERTAIN RECORD OF SURVEY IN SUPPORT OF BOUNDARY LINE ADJUSTMENT, RECORDED CONCURRENTLY HEREWITH.

Johnson Lane Baptist Church a Nevada corporation

Lester J. Harris, Director

STATE OF NEVADA)

)ss.

COUNTY OF DOUGLAS)

This instrument was acknowleged before me on

By, Lester J. Harris,

Signature

Notary Public

TRACI ADAMS
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 89-1891-5 - Expires January 5, 2019

DESCRIPTION Area to be Transferred from A.P.N. 1320-03-001-014

A parcel of land located within the northeast one-quarter (NE1/4) of the northeast one-quarter (NE1/4) of Section 3, Township 13 North, Range 20 East, Mount Diablo Meridian, County of Douglas, State of Nevada, further described as being a portion of Parcel 2 as shown on the Parcel Map for Dorothy S. Dudley filed for record September 7, 1984 in the office of Recorder, Douglas County, Nevada as Document No. 106410, more particularly described as follows:

COMMENCING at the found monument in well located at the northeast corner of said Section 3:

thence South 00°05'28" West, 40.00 feet to a point on the south line of Johnson Lane, said point also being the northeast corner of Parcel 4 per said Document No. 106410:

thence along said south line of Johnson Lane, South 89°58'00" West, 335.87 feet to the northeast corner of Parcel 2 as shown on said Parcel Map for Dorothy S. Dudley;

thence along the east line of said Parcel 2, South 00°05'28" West, 350.07 feet to the POINT OF BEGINNING;

thence continuing along the east line of said Parcel 2, South 00°05'28" West, 386.06 feet to the southeast corner of said Parcel 2;

thence along the south line of said Parcel 2, South 89°58'00" West, 295.88 feet to the southwest corner of said Parcel 2:

thence along the west line of said Parcel 2, North 00°05'28" East, 386.06 feet; thence leaving said west line, North 89°58'00" East, 295.88 feet to the POINT OF BEGINNING, containing 2.62 acres, more or less.

The basis of bearing for this description is North 89°58'00" East, being the north line of the northeast one-quarter (NE1/4) of Section 3 as shown on the Parcel Map for Dorothy S. Dudley filed for record September 7, 1984 in the office of Recorder, Douglas County, Nevada as Document No. 106410.

Prepared By: R.O. Anderson Engineering, Inc. P.O. Box 2229 Minden, Nevada 89423



STATE OF NEVADA DECLARATION OF VALUE

1.	Assessors Parcel Number(s)					
	a) a portion of 1320-03-00	01-015				
						
2.	Type of Property:			CORDERS OPTIONAL US	SE ONLY	
	a) 🛛 Vacant Land	b) ☐ Single Fam. Res.	DOCUMEN	T/INSTRUMENT #:		
	c) Condo/Twnhse	d) □ 2-4 Plex	воок	PAGE	<u> </u>	
	e) □ Apt. Bldg	f) Comm'l/Ind'l	DATE OF R	ECORDING:		
	g) Agricultural	h) □ Mobile Home	NOTES:			
	i)	<u></u>				
3.	Total Value/Sales Price of Property:		\$0.00		\	
Deed in Lieu of Foreclosure Only (value of						
prop	erty)				_ \	
	Transfer Tax Value:		\$0.00			
	Real Property Transfer T	Tax Due:	\$0.00		1	
	ž -					
4.	If Exemption Claimed:)	\ /	
a. Transfer Tax Exemption per NRS 375.090, Section #3						
b. Explain Reason for Exemption: paid transfer tax on document no. 2016-890920						
	ŕ	• •	/ /			
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 duresult in a penalty of 10% of the tax due plus interest at 1% per month.						
					- ····· ,·· ,	
	1	1	/ . /			
Pur	suant to NRS 375.030, the	Buyer and Seller shall be	jointly and	severally liable for any ad	lditional amount	
owe			" \" \	a malan		
Sign	nature P Swin B		Capacity	alandi		
	nature		Capacity 7			
			<i>''</i>		· · · · · · · · · · · · · · · · · · ·	
_/	SELLER (GRANTOR) IN	FORMATION	BUYER (GRANTEE) INFORMATIO	N	
(REQUIRED)						
Prin	it Johnson Lane Baj	otist Church, a Nevada	Print Name:	West Ridge Homes, Inc., a	n Nevada	
Nan	-			corporation		
Add	P.O. Box 20380	^	Address:	610 Dark Horse		
City	Carson City		City:	Gardnerville		
Stat		Zip: 89721	State:	NV Zip: 89	9410	
1		· /				
<u>CO1</u>	MPANY/PERSON REQUE	STING RECORDING				
	(required if not the seller or bu					
Prin	t Name: <u>eTRCo, LLC. On be</u>	half of Western Title Compa	<u>any</u> I	Esc. #: <u>077261-TEA</u>		
Add	ress: Douglas Office					
	1362 Highway 395,					
City	/State/Zip: Gardnerville, N					
	(AS A PU	BLIC RECORD THIS FORM	MAY BE REC	CORDED/MICROFILMED)		