

DOUGLAS COUNTY, NV

2017-895714

RPTT:\$834.60 Rec:\$16.00

\$850.60 Pgs=3

03/08/2017 10:40 AM

ETRCO

KAREN ELLISON, RECORDER

APN#: 1320-32-716-012

RPTT: \$834.60

Recording Requested By:

Western Title Company

Escrow No.: 086000-TEA

When Recorded Mail To:

Rhonda M. Kudrna

P.O. Box 2846

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,

Janet R. Holdman, Trustee of the Janet R. Holdman Trust dated May 22, 1990

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

Rhonda M. Kudrna, an unmarried woman

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:

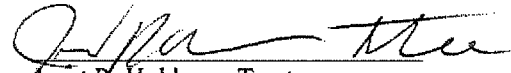
All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 12 as set forth on the Official Map of SPRINGLANE, A PLANNED UNIT DEVELOPMENT, filed in the office of the County Recorder of Douglas County, Nevada on October 8, 1987, in Book 1087, Page 1066, as Document No. 163997, Official Records.

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

Dated: 01/24/2017

The Janet R. Holdman Trust dated May 22, 1990

  
Janet R. Holdman, Trustee


STATE OF Nevada

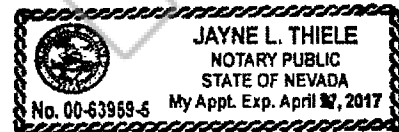
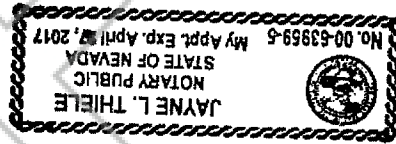
COUNTY OF Douglas } ss

This instrument was acknowledged before me on

January 31, 2017

By Janet R. Holdman.

  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1320-32-716-012

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:	\$214,000.00
Deed in Lieu of Foreclosure Only (value of property)	( _____ )
Transfer Tax Value:	\$214,000.00
Real Property Transfer Tax Due:	\$834.60

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 [Signature] Capacity agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**

**BUYER (GRANTEE) INFORMATION (REQUIRED)**

Print Name: Janet R. Holdman, Trustee of the Janet R. Holdman Trust dated May 22, 1990  
 Address: P.O. Box 2008  
 City: Minden  
 State: NV                      Zip: 89423

Print Name: Rhonda M. Kudrna  
 Address: P.O. Box 2846  
 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. #: 086000-TEA