

APN#: 1320-14-001-009
RPTT: \$585.00



KAREN ELLISON, RECORDER

Recording Requested By:
Western Title Company
Escrow No.: 087044-TEA
When Recorded Mail To:
Steven B. Geiger
Diana L. Geiger
5702 W Ashland Ave
Visalia, CA 93277

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,

Bently Family LLC, a Nevada Limited Liability Company, who acquired title as The Bently Family Limited Partnership, a Nevada Limited Partnership

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

Steven B. Geiger and Diana L. Geiger, 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:

A parcel of land located within a portion of the West 1/2 of Section 14, Township 13 North, Range 20 East, M.D.B. & M., Douglas County, Nevada, being more particularly described as follows:

Parcel 38-D as shown on Parcel Map for DONALD A. AND JANICE M. FOX AND DONALD AND BRENDA STUKEY, filed for record on November 16, 1994 in Book 1194, Page 2462, as Document No. 350738, of Official Records of Douglas County, Nevada.

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

Dated: 03/14/2017

Bently Family LLC, a Nevada Limited Liability Company

By: CPB Holdings, Ltd, its Managing Member

By: *Jeffrey Jarboe*
Jeffrey Jarboe, Chief Financial Officer

By: *Brady Frey*
Brady Frey, Chief Operations Officer

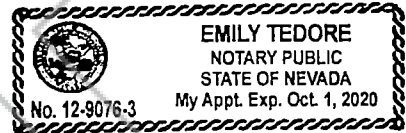
STATE OF Nevada

COUNTY OF Douglas

This instrument was acknowledged before me on
March 16th, 2017

By Jeffrey Jarboe * * * *

Emily Tedore
Notary Public



STATE OF _____

COUNTY OF _____

This instrument was acknowledged before me on

By Brady Frey

Notary Public

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

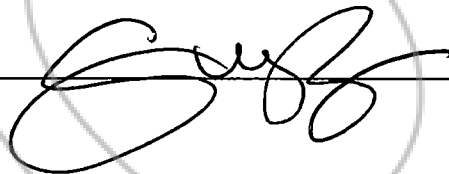
State of California
County of San Francisco

On March 16, 2017 before me, Yvette Marie Conde, Notary Public, personally appeared BRADY J. FREY, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

SIGNATURE _____



(SEAL)

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1320-14-001-009

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: \$150,000.00
 Deed in Lieu of Foreclosure Only (value of property) (
 Transfer Tax Value: \$150,000.00
 Real Property Transfer Tax Due: \$585.00

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 CFO
 Signature _____ Capacity CFO

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Bently Family LLC, a Nevada Limited Liability Company
 Address: 1597 Esmeralda
 City: Minden
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Steven B. Geiger and Diana L. Geiger
 Address: 5702 W Ashland Ave.
 City: Visalia
 State: CA Zip: 93277

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. #: 087044-TEA