

DOUGLAS COUNTY, NV
RPTT:\$1946.10 Rec:\$17.00
\$1,963.10 Pgs=4
ETRCO
KAREN ELLISON, RECORDER

2017-896938

04/07/2017 01:26 PM

APN#: 1221-06-001-019
RPTT: \$1,946.10

Recording Requested By:
Western Title Company

Escrow No.: 086919-TEA
When Recorded Mail To:
Christopher T. McKean and
Celeste M. Eckerman-McKean
1658 Zaldia Drive
Minden, NV 89423

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,

Elizabeth Kotalik, an unmarried woman

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

Christopher T. McKean and Celeste M. Eckerman-McKean, 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 17 of FISH SPRINGS ESTATES, according to the map thereof, filed for record in the office of the County Recorder of Douglas County, Nevada, on August 30, 1973, in Book 873, Page 1006 as Document No. 68451.

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

Am Sheena 3/18/17
Elizabeth Kotalik by Samual Shirakhon and Sheena Shirakhon her attorney in fact

STATE OF CA

COUNTY OF SAN MATEO

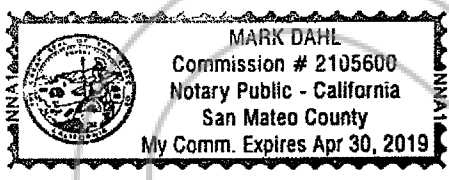
} ss

This instrument was acknowledged before me on

18 MARCH 2017

By ~~Samual Shirakhon~~ Sheena Shirakhon ONLY

Mark Dahl
Notary Public



STATE OF NEVADA
COUNTY OF DOUGLAS

} s.s.

On 3/20/2017, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Samuel Shirakhon, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, as the Attorney in fact of Elizabeth Kotalik and acknowledged to me that Samuel Shirakhon subscribed the name of Elizabeth Kotalik thereto as principal and her own name as Attorney in fact.

WITNESS my hand and official seal.



NOTARY PUBLIC for said County and State



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1221-06-001-019

2. Type of Property:
 a) Vacant Land
 c) Condo/Twnhse
 e) Apt. Bldg
 g) Agricultural
 i) Other _____
 b) Single Fam. Res.
 d) 2-4 Plex
 f) Comm'l/Ind'l
 h) Mobile Home

FOR RECORDERS OPTIONAL USE ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property:	\$499,000.00
Deed in Lieu of Foreclosure Only (value of property)	(
Transfer Tax Value:	\$499,000.00
Real Property Transfer Tax Due:	\$1,946.10

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 _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Elizabeth Kotalik by Samual Shirakhon and Sheena Shirakhon her attorney in fact
 Address: 2140 Fish Springs Road
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Christopher T. McKean and Celeste M. Eckerman-McKean
 Address: 1658 Zaldia Drive
 City: Minden
 State: NV Zip: 89423

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. #: 086919-TEA