

DOUGLAS COUNTY, NV

2017-897785

RPTT:\$448.50 Rec:\$16.00

\$464.50 Pgs=3

04/26/2017 08:15 AM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1420-07-818-004  
RPTT: \$448.50


Recording Requested By:  
Western Title Company

Escrow No.: 085727-CAL  
When Recorded Mail To:  
Rosehill, LLC  
6770 S McCarren Blvd. #202  
Reno, NV 89509

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 \_\_\_\_\_

  
Carrie Lindquist

Escrow Officer

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**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,

Androna Cortez and Lukasz Sznytzer, Administrator of The Estate of Jaroslaw Jan Sznytzer, deceased pursuant to Order Authorizing Sale of Real Property Filed February 21, 2017 in The Ninth Judicial District Court of the State of Nevada in and for the County of Douglas Case No. 16-PB-0101

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

Rosehill, LLC, a Nevada Limited Liability Company

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

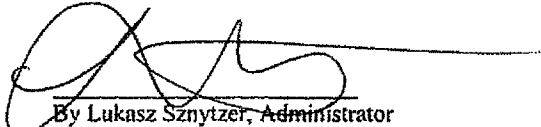
All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

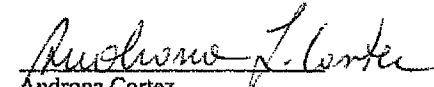
Lot 4, in Block C, as shown on the map of IMPALA MOBILE HOME ESTATES UNIT NO. 2, filed for record in the office of the County Recorder of Douglas County, State of Nevada on April 7, 1982, in Book 482, Page 366, as Document No. 66654.

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

Dated: 04/24/2017

The Estate of Jaroslaw Jan Sznyszer, deceased

  
By Lukasz Sznyszer, Administrator

  
Androna Cortez

STATE OF Nevada

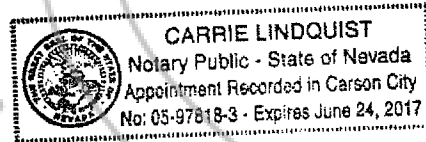
COUNTY OF Carson City

This instrument was acknowledged before me on

April 25, 2017

By Lukasz Sznyszer & Androna Cortez

  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1420-07-818-004

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:	\$115,000.00
Deed in Lieu of Foreclosure Only (value of property)	( _____ )
Transfer Tax Value:	\$115,000.00
Real Property Transfer Tax Due:	\$448.50

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred: % \_\_\_\_\_

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 agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: The Estate of Jaroslaw Jan Sznyszer, deceased  
 Address: 707 S. Wells  
 City: Reno  
 State: NV Zip: 89502

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

Print Name: Rosehill, LLC  
 Address: 6770 S McCarren Blvd. #202  
 City: Reno  
 State: NV Zip: 89509

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company  
 Address: Carson Office  
 2310 S. Carson St, Suite 5A  
 City/State/Zip: Carson City, NV 89701

Esc. #: 085727-CAL

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)