

DOUGLAS COUNTY, NV
RPTT:\$4387.50 Rec:\$16.00
\$4,403.50 Pgs=3
ETRCO
KAREN ELLISON, RECORDER

2017-898590

05/12/2017 03:18 PM

APN#: 1419-11-002-008
RPTT: \$4,387.50

Recording Requested By:
Western Title Company
Escrow No.: 076555-ARJ

When Recorded Mail To:
Gary J. Frei
Victoria Tutt Frei
60500 Woodside Rd.
Bend, OR 97702

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


Michelle Simpson

Escrow Assistant

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 P. Bingham and Sharon A. Bingham, Trustees of The Bingham Family Trust, dated October 20, 1988, as amended

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

Gary J. Frei and Victoria Tutt Frei, as Trustees of the Frei Revocable Trust U/T/A dated August 24, 2009

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 96 of ALPINE VIEW ESTATES NO. 3, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on April 16, 1973, in Book 473, Page 467 as Document No. 65319.

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

Dated: 05/05/2017

The Bingham Family Trust, dated October 20, 1988, as amended

Janet P. Bingham
Janet P. Bingham, Trustee

Sharon A. Bingham
Sharon A. Bingham, Trustee

STATE OF Nevada

COUNTY OF Douglas

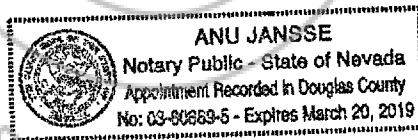
} ss

This instrument was acknowledged before me on

May 5, 2017

By Janet P. Bingham and Sharon A. Bingham.

Anu Jansse
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1419-11-002-008

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: \$1,125,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$1,125,000.00
 Real Property Transfer Tax Due: \$4,387.50

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

5. Partial Interest: Percentage being transferred: 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 M. Simpson Capacity ESCROW ASSISTANT
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Janet P. Bingham and Sharon A. Bingham, Trustees of The Bingham Family Trust, dated October 20, 1988, as amended
Address: 221 Sharp Ave
City: Campbell
State: CA **Zip:** 95008

Print Name: Gary J. Frei and Victoria Tutt Frei, as Co-Trustees of the Frei Revocable Trust U/T/A dated August 24, 2009
Address: 60500 Woodside Rd.
City: Bend
State: OR **Zip:** 97702

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. #: 076555-ARJ