

DOUGLAS COUNTY, NV

2017-899976

RPTT:\$507.00 Rec:\$16.00

\$523.00 Pgs=3

06/15/2017 09:37 AM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1220-16-310-071  
RPTT: \$507.00

Recording Requested By:  
Western Title Company

Escrow No.: 088772-TEA  
When Recorded Mail To:  
Brittnie Pries  
1264 Redwood Circle #3  
Gardnerville NV  
89460

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,

Robert P. Gerard and Dawn T. Sevick, husband and wife as joint tenants with right of survivorship

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

Brittnie Pries, a single person

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

Lot 87, in Building L, as set forth on the map of SEQUOIA VILLAGE TOWNHOUSES 1, according to the map thereof, filed in the Office of the County Recorder of Douglas County, State of Nevada on November 14, 1979, as File No. 38712, and as corrected by Certificate of Amendment recorded July 14, 1980, as Document No. 46136.

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

Dated: 06/01/2017

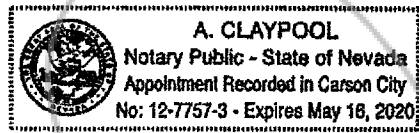
Robert P. Gerard  
Robert P. Gerard

Dawn T. Sevick  
Dawn T. Sevick

STATE OF Nevada }  
COUNTY OF Douglas } ss  
This instrument was acknowledged before me on  
June 6, 2017

By Robert P. Gerard and Dawn T. Sevick.

A. Claypool  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
a) 1220-16-310-071

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: \$130,000.00  
Deed in Lieu of Foreclosure Only (value of property) (  
Transfer Tax Value: \$130,000.00  
Real Property Transfer Tax Due: \$507.00

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 Al Claypool Capacity agent  
Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

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

Print Name: Robert P. Gerard and Dawn T. Sevick  
Address: 1264 Redwood Circle #3  
City: Gardnerville  
State: NV Zip: 89460

Print Name: Brittnie Pries  
Address: 1264 Redwood Circle #3  
City: Gardnerville  
State: NV Zip: 89460

**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. #: 088772-TEA