

DOUGLAS COUNTY, NV
RPTT:\$1033.50 Rec:\$16.00
\$1,049.50 Pgs=3 07/18/2017 03:33 PM
ETRCO
KAREN ELLISON, RECORDER

APN#: 1220-21-610-018
RPTT: \$1033.50

Recording Requested By:
Western Title Company
Escrow No.: 089692-DJA
When Recorded Mail To:
Steve Wayne Hall and Darla Stacey
Hall
756 Bluerock Road
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



Diane Allen

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,

Rosehill, LLC, a Nevada limited liability company

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

Steve Wayne Hall and Darla Stacey Hall, husband and wife as joint tenants

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:

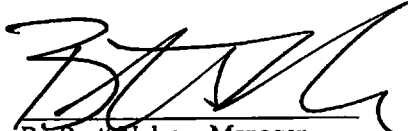
All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 346 of GARDNERVILLE RANCHOS UNIT NO. 6, according to the map thereof, filed for record in the office of the County Recorder of Douglas County, State of Nevada on May 29, 1973 in Book 573, Page 1026, as File No. 66512.

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

Dated: 07/___/2017

Rosehill, LLC


By Brett Nelson, Manager

STATE OF Nevada

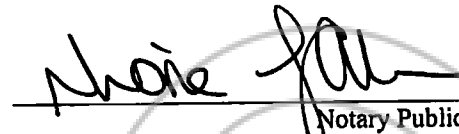
COUNTY OF Washoe

} ss

This instrument was acknowledged before me on

July 18, 2017

By Brett Nelson.


Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1220-21-610-018

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: \$264,900.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$264,900.00
 Real Property Transfer Tax Due: \$1,033.50

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 *[Signature]* Capacity Seller
 Signature _____ Capacity Buyer

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Rosehill, LLC, a Nevada limited liability company
 Address: 6770 S. McCarran Blvd., #202
 City: Reno
 State: NV Zip: 89509

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Steve Wayne Hall and Darla Stacey Hall
 Address: 756 Bluerock Rd
 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: McCarran Branch
6774 So. McCarran Blvd. Suite 102A
 City/State/Zip: Reno, NV 89509

Esc. #: 089692-DJA