

APN# : 1420-26-401-007

RPTT: \$2,379.00

**Recording Requested By:**

Western Title Company

Escrow No.: 089996-WLD

When Recorded Mail To:

Arthur Ross Henry, III and Dawn  
Henry, Trustees of The Henry  
Living Trust, dated December 6,  
2016

*1822 Crockett Lane  
Gardnerville, NV 89410*

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 \_\_\_\_\_

*Wendy Dunbar*  
Wendy Dunbar

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,

Karen Diane Pestana, Trustee of The Pestana Family Trust dated 1-13-06

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

Arthur Ross Henry, III and Dawn Henry, Trustees of The Henry Living Trust, dated December 6, 2016

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Minden, 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:

A Portion of Section 26, Township 14 North, Range 20 East, M.D.B. & M., more particularly described as follow, to wit:

Parcel 4B, as shown on Parcel Map No. 3 for Raymond M. Smith and Cole S.M. Smith, which recorded December 7, 1990, in Book 1290, of Official Records at Page 918, as Document No. 240591.

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

Dated: 07/12/2017

The Pestana Family Trust

Karen Pestana  
By: Karen Diane Pestana, Trustee

STATE OF Nevada

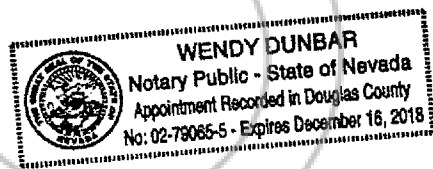
COUNTY OF Douglas

} ss

This instrument was acknowledged before me on  
7.18.17

By Karen Diane Pestana.

[Signature]  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1420-26-401-007

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: \$610,000.00  
 Deed in Lieu of Foreclosure Only (value of property) (  
 Transfer Tax Value: \$610,000.00  
 Real Property Transfer Tax Due: \$2,379.00

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 *Karen Pestana* Capacity *Seller*  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Karen Diane Pestana, Trustee of The Pestana Family Trust dated 1-13-06  
 Address: 2821 East Valley  
 City: Minden  
 State: NV Zip: 89423

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

Print Name: Arthur Ross Henry, III and Dawn Henry, Trustees of The Henry Living Trust, dated December 6, 2016  
 Address: 1822 Crockett Lane  
 City: Gardnerville  
 State: NV Zip: 89410

**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. #: 089996-WLD