

APN# : 1220-22-110-007

RPTT: \$1,384.50

Recording Requested By:

Western Title Company

Escrow No.: 089458-WLD

When Recorded Mail To:

**Robert E. Leadbetter and Nancy L.
Leadbetter**

**3044 Baland Way
San Jose, CA 95148**

**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

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,

Gratien Tillous, surviving joint tenant

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

Robert E. Leadbetter and Nancy L. Leadbetter, husband and wife as community property with right of survivorship

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:

Lot 74, as shown by map of GARDNERVILLE RANCHOS UNIT NO. 5, recorded in the Office of the Douglas County Recorder on November 4, 1970, in Book 80, Page 675, as Document No. 50056.

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

Dated: 07/31/2017

Gratien Tillous
Gratien Tillous

STATE OF Nevada

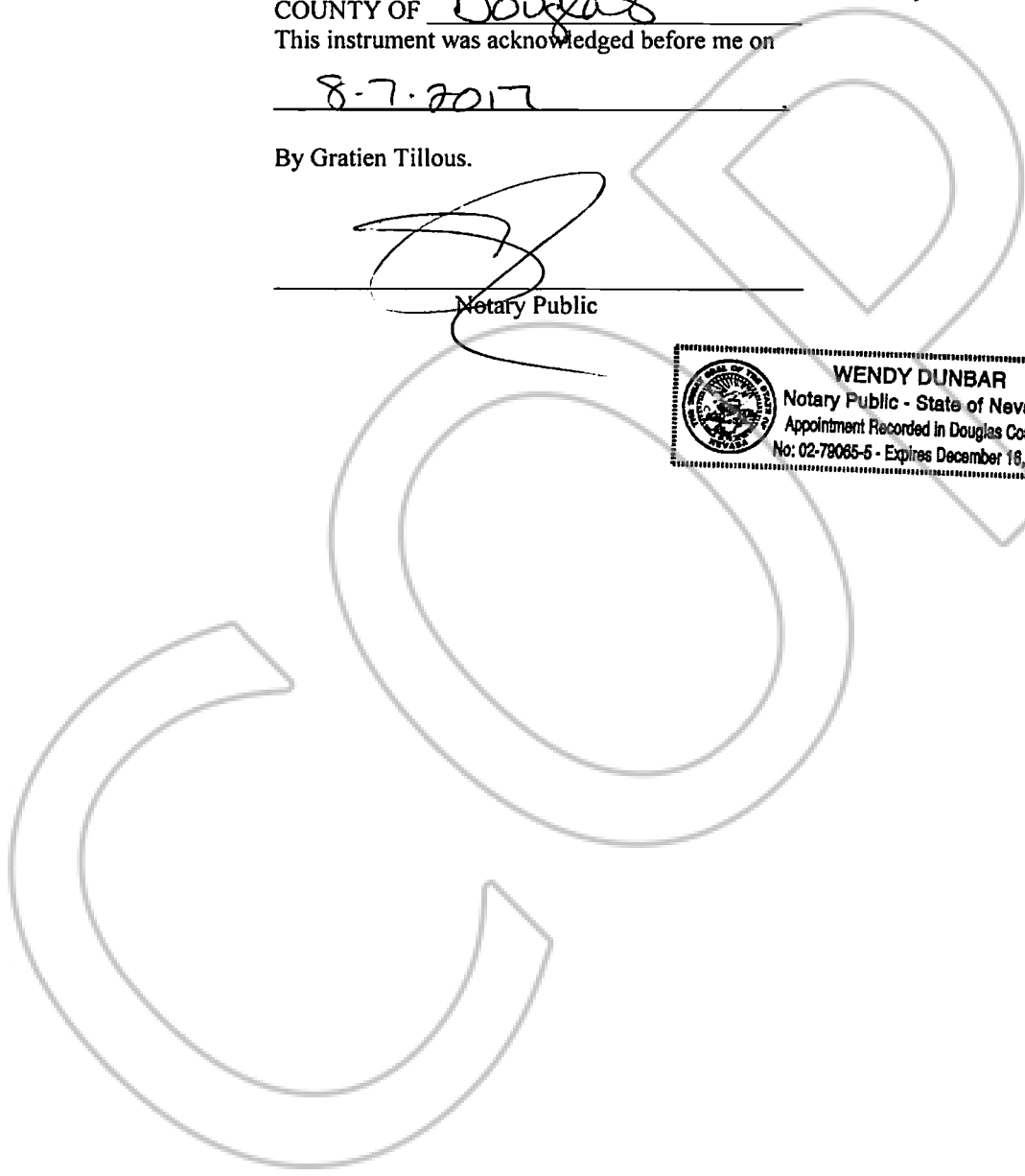
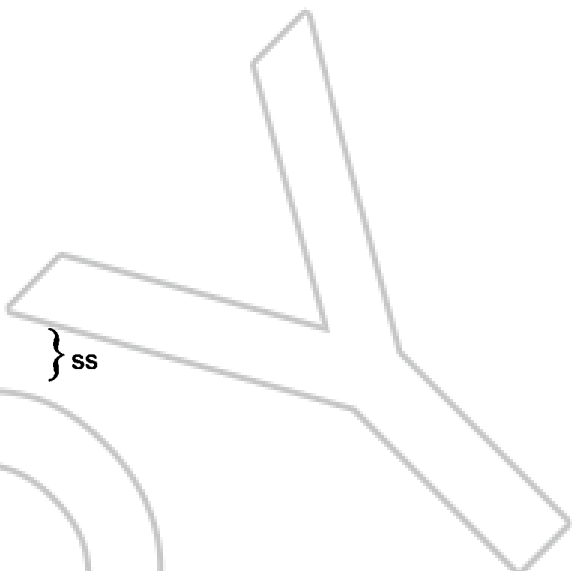
COUNTY OF Douglas

This instrument was acknowledged before me on

8-7-2017

By Gratien Tillous.

[Signature]
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
a) 1220-22-110-007

2. Type of Property:
a) Vacant Land
c) Condo/Twnhse
e) Apt. Bldg
g) Agricultural
i) Other _____
b) Single Fam. Res.
d) 2-4 Plex
f) Comm'l/Ind'l
h) Mobile Home

FOR RECORDERS OPTIONAL USE ONLY
DOCUMENT/INSTRUMENT #: _____
BOOK _____ PAGE _____
DATE OF RECORDING: _____
NOTES: _____

3. Total Value/Sales Price of Property: \$355,000.00
Deed in Lieu of Foreclosure Only (value of property) (
Transfer Tax Value: \$355,000.00
Real Property Transfer Tax Due: \$1,384.50

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 _____ Capacity Escrow Agent
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Gratiem Tillous
Address: 1476 Jessica #D
City: Gardnerville
State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Robert E. Leadbetter and Nancy L. Leadbetter
Address: 3044 Balandó Way
City: San Jose
State: CA Zip: 95148

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. #: 089458-WLD