

DOUGLAS COUNTY, NV **2017-902879**
RPTT:\$2320.50 Rec:\$16.00
\$2,336.50 Pgs=3 08/18/2017 01:33 PM
ETRCO
KAREN ELLISON, RECORDER

APN# : 1318-26-511-004

RPTT: \$2,320.50

Recording Requested By:

Western Title Company

Escrow No.: 090317-WLD

When Recorded Mail To:

Heekyung Ryoh

2260 Village Walk Dr., Unit 1304

Henderson, NV 89052

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,

Northern Nevada Ventures, LLC, a Nevada limited liability company as to 50% interest and Michael Hoglund, a married man as his sole and separate property as to 50%

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

Heekyung Ryoh, an unmarried woman

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Stateline, County of Douglas State of Nevada bounded and described as follows:

Situate in the County of Douglas, State of Nevada, more particularly described as follows:

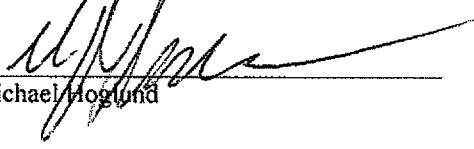
Lot 4 in Block G of the FIRST ADITION OF KINGSBURY MEADOWS SUBDIVISION, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on July 17, 1957, as Document No. 12441.

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

Dated: 08/14/2017

Northern Nevada Ventures, LLC


By: Penny L. Echan, Manager

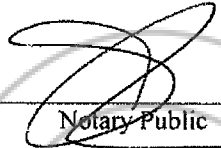

Michael Hoglund

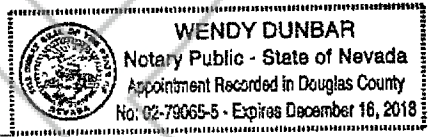
STATE OF Nevada

COUNTY OF Douglas } ss

This instrument was acknowledged before me on
8-17-2017

By Penny L. Echan and Michael Hoglund.


Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
a) 1318-26-511-004

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: \$595,000.00
 Deed in Lieu of Foreclosure Only (value of property) ()
 Transfer Tax Value: \$595,000.00
 Real Property Transfer Tax Due: \$2,320.50

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 _____
 Signature [Handwritten Signature] Capacity Grantor

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Northern Nevada Ventures, LLC, a Nevada limited liability company and Michael Høglund
 Address: P.O. Box 457
 City: Zephyr Cove
 State: NV Zip: 89448

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Heekyung Ryoh
 Address: 2260 Village Walk Dr., Unit 1304
 City: Henderson
 State: NV Zip: 89052

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. #: 090317-WLD