

DOUGLAS COUNTY, NV  
RPTT:\$1160.25 Rec:\$16.00  
\$1,176.25 Pgs=3 2017-903639  
09/06/2017 10:36 AM  
ETRCO  
KAREN ELLISON, RECORDER

APN#: 1220-16-210-163

RPTT: \$1,160.25

Recording Requested By:

Western Title Company

Escrow No.: 090163-WLD

When Recorded Mail To:

Christine Bell-Goodman

327 Crestnut Hill Ct. # 37

Thousand Oaks, CA 91360

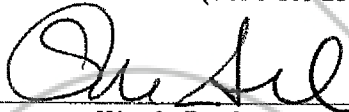
Mail Tax Statements to: (deeds only)

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

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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,

Arthur F. Waller, Trustee of the Arthur F. Waller Trust U/D/T dated May 11, 2004 for the benefit of the Waller Family

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

Christine Bell-Goodman, an unmarried woman

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 15 in Block F, as said lot and block are shown on that certain map entitled AMENDED MAP OF RANCHOS ESTATES, filed for record on October 30, 1972, in Book 1072, Page 642, as Document No. 62493.

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

Dated: 08/30/2017

The Arthur F. Waller Trust

Arthur F. Waller  
By: Arthur F. Waller, Trustee

STATE OF Nevada

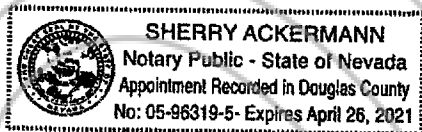
COUNTY OF Douglas

This instrument was acknowledged before me on

August 31, 2017

By Arthur F. Waller.

Sherry Ackermann  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1220-16-210-163

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: \$297,500.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$297,500.00  
 Real Property Transfer Tax Due: \$1,160.25

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 Arthur F. Waller Capacity Grantor  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

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

Print Name: Arthur F. Waller, Trustee of the Arthur F. Waller Trust U/D/T dated May 11, 2004 for the benefit of the Waller Family  
 Address: 1250 Heybourne Road  
 City: Gardnerville  
 State: NV Zip: 89410-6140

Print Name: Christine Bell-Goodman  
 Address: 327 Crestnut Hill Ct. # 37  
 City: Thousand Oaks  
 State: CA Zip: 91360

**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. #: 090163-WLD