

DOUGLAS COUNTY, NV

2017-905371

RPTT:\$604.50 Rec:\$35.00

\$639.50 Pgs=4

10/09/2017 02:40 PM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1320-07-801-032

RPTT: \$604.50

Recording Requested By:

Western Title Company

Escrow No.: 088097-WLD

When Recorded Mail To:

Paul H. Chamberlain and Kelly F.

Chamberlain, Trustees of the Paul

H. Chamberlain and Kelly F.

Chamberlain Revocable Trust,

dated February 3, 2017

P.O. BOX 283

Glenbrook, NV 89413

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,

William L. Garrison and Jenny Garrison, husband and wife as joint tenants

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

Paul H. Chamberlain and Kelly F. Chamberlain, Trustees of the Paul H. Chamberlain and Kelly F. Chamberlain Revocable Trust, dated February 3, 2017

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:

See attached Exhibit A

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

Dated: 10/03/2017

William L. Garrison
William L. Garrison

Jenny Garrison
Jenny Garrison

STATE OF Nevada }
COUNTY OF Douglas } SS

This instrument was acknowledged before me on
October 9, 2017

By William L. Garrison and Jenny Garrison.

Sherry Ackermann
Notary Public


 SHERRY ACKERMANN
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 05-96319-6- Expires April 26, 2021

EXHIBIT "A"

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

Parcel 1:

A parcel of land located within a portion of Section 7, Township 13 North, Range 20 East. MDM, Douglas County, Nevada, being more particularly described as follows:

BEGINNING at the Northeast corner of Unit 6 as shown on Record of Survey #3 for Genoa General Storage recorded as Document # 2015-859264 of the Douglas County Recorder's Office, which bears S. 13°17'15" W, 276.49' from the Northeast corner of Lot 3 as shown on said Record of Survey; thence S 00°07'00" W, 52.00'; thence N 89°53'00" W, 48.00'; thence N 00°07'00" E, 52.00'; thence S 89°53'00" E, 48.00' to the point of beginning

Basis of Bearing:

Easterly line of Parcel 4B as shown on the Parcel Map for Ronald F. Thaheld and Fred H. Thaheld, Recorded as Document #111959 of the Douglas County Recorder's Office.(N. 00°07'00" E.)

Also shown as Unit 6 of Lot 3 on that certain Record of Survey for Genoa General Storage, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on March 26, 2015, as Document No. 2015-859264.

NOTE: The above metes and bounds description was prepared by Richard E. Stein, PLS# License No. P.L.S. #16932, if applicable, at 1038 NW 32nd Street, Corvallis, OR 97330.

Parcel 2:

A Non-Exclusive Easement for ingress, egress, use and enjoyment in, to and throughout the common area, as set forth in Declaration of Covenants, Conditions and Restrictions for Genoa General Storage Center, recorded September 9, 2013, as Document No. 830318, Official Records.

**Assessor's Parcel Number(s):
1320-07-801-032**

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1320-07-801-032

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: \$155,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$155,000.00
 Real Property Transfer Tax Due: \$604.50

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: [Signature] Capacity: Grantor
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: William L. Garrison and Jenny Garrison
 Address: _____
 City: P.O. Box 43
 State: Genoa
 NV Zip: 89411

Print Name: Paul H. Chamberlain and Kelly F. Chamberlain, Trustees of the Paul H. Chamberlain and Kelly F. Chamberlain Revocable Trust, dated February 3, 2017
 Address: _____
 City: P.O. BOX 283
 State: Glenbrook
 NV Zip: 89413

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. #: 088097-WLD