

DOUGLAS COUNTY, NV
RPTT:\$1033.50 Rec:\$35.00
\$1,068.50 Pgs=3 10/25/2017 09:42 AM
ETRCO
KAREN ELLISON, RECORDER

APN#: 1220-16-210-028
RPTT: \$1,033.50

Recording Requested By:
Western Title Company
Escrow No.: 092050-TEA
When Recorded Mail To:

Anna L. Mathiasen
948 Como Court
Gardnerville, NV 89460

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 _____

Traci Adams

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,

Jacob Cervantes, an unmarried man and Sarah Kinnaman, an unmarried woman, who acquired title as Jacob Cervantes and Sarah Cerantes, husband and wife as joint tenants with right of survivorship

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

Anna L. Mathiasen, a single 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 10 in Block A, 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: 10/16/2017

Jacob Cervantes
Jacob Cervantes

Sarah Kinnaman
Sarah Kinnaman

STATE OF Nevada }
COUNTY OF Douglas } ss

This instrument was acknowledged before me on
10/17/17

By Jacob Cervantes and Sarah Kinnaman.

[Signature]
Notary Public

TRACI ADAMS
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 89-1891-5 - Expires January 5, 2019

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1220-16-210-028

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: \$265,000.00
 Deed in Lieu of Foreclosure Only (value of property) ()
 Transfer Tax Value: \$265,000.00
 Real Property Transfer Tax Due: \$1,033.50

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section
 b. Explain Reason for Exemption:

5. Partial Interest: Percentage being transferred: %

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 *Jacob Kinnaman* Capacity *grantor*
 Signature *Sarah Kinnaman* Capacity *grantor*

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Jacob Cervantes and Sarah Kinnaman
 Address: 1288 Alicia Circle #2
 City: Gardnerville
 State: NV Zip: 89460

Print Name: Anna L. Mathiasen
 Address: 948 Como Court
 City: Gardnerville
 State: NV Zip: 89460

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. #: 092050-TEA