

DOUGLAS COUNTY, NV

2017-906095

RPTT:\$819.00 Rec:\$35.00

\$854.00 Pgs=3

10/26/2017 09:38 AM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1220-16-210-029

RPTT: \$819.00

Recording Requested By:

Western Title Company

Escrow No.: 092555-DJA

When Recorded Mail To:

MJ2K, LLC

P. O, Box 77

Dayton, NV 89403

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



Diane J. Allen

Escrow Officer

Title

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,

Andrew Powers and Heidi L. Powers, husband and wife, as joint tenants

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

MJ2K, LLC, a Nevada limited liability company, Series 2, the Sweetwater series, a Series LLC of the MJ2K, LLC., a Nevada limited liability company


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:

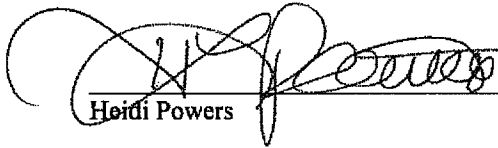
Lot 9 in Block A, as said lot and block are shown on that certain map entitled AMENDED MAP OF RANCHOS ESTATES, filed for record on October 30, 1972, in Book 1072, Page 642, as Document No. 62493.

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

Dated: 10/20/2017



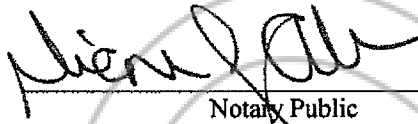
Andrew Powers



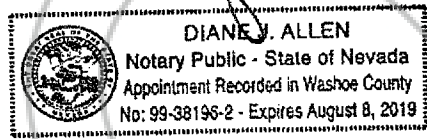
Heidi Powers

STATE OF Nevada }
COUNTY OF Washoe } ss
This instrument was acknowledged before me on
October 23, 2017

By Andrew Powers and Heidi Powers.



Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1220-16-210-029

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: \$210,000.00
 Deed in Lieu of Foreclosure Only (value of property) ()
 Transfer Tax Value: \$210,000.00
 Real Property Transfer Tax Due: \$819.00

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 Seller
 Signature James R. [Signature] Capacity Buyer

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Andrew Powers and Heidi Powers
 Address: 945 Como Court
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: MJ2K, LLC
 Address: P. O. Box 77
 City: Dayton
 State: NV Zip: 89403

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company

Esc. #: 092555-DJA

Address: McCarran Branch
6774 So. McCarran Blvd. Suite 102A

City/State/Zip: Reno, NV 89509

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)