

DOUGLAS COUNTY, NV

2017-908392

RPTT:\$370.50 Rec:\$35.00

\$405.50 Pgs=3

12/22/2017 11:10 AM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1022-11-002-028

RPTT: \$370.50

Recording Requested By:

Western Title Company

Escrow No.: 093356-ARJ

When Recorded Mail To:

Clay Krauss

PO Box 1120

Kings Beach, CA 96143

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

Laeha Hill

Laeha Hill

Escrow Assistant

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,

Frank J. De Lucca, Trustee of the Frank J. De Lucca 2004 Revocable Trust, dated September 28, 2004

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

Clay Krauss, an unmarried man

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

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

Lot 56, of TOPAZ RANCH ESTATES NO. 1, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on December 4, 1963, in Book 20, Page 717, Document No. 23962.

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

Dated: 12/18/2017

Frank J. De Lucca 2004 Revocable Trust, dated September 28, 2004

Frank J. De Lucca, Trustee
Frank J. De Lucca, Trustee

STATE OF Nevada

COUNTY OF Douglas

This instrument was acknowledged before me on

12/20/17

By Frank J. De Lucca

LaeHa P. Hill
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1022-11-002-028

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: \$95,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$95,000.00
 Real Property Transfer Tax Due: \$370.50

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 *[Handwritten Signature]* Capacity Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Frank J. De Lucca 2004 Revocable Trust, dated September 28, 2004
 Address: 1850 Colt Lane
 City: Gardnerville
 State: NV Zip: 89410

Print Name: Clay Krauss
 Address: PO Box 1120
 City: Kings Beach
 State: CA Zip: 96143

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. #: 093356-ARJ

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