

DOUGLAS COUNTY, NV **2017-908400**  
RPTT:\$1072.50 Rec:\$35.00  
\$1,107.50 Pgs=3 12/22/2017 12:44 PM  
ETRCO  
KAREN ELLISON, RECORDER

APN# : 1420-07-812-013

RPTT: \$1,072.52

Recording Requested By:

Western Title Company

Escrow No.: 093309-WLD

When Recorded Mail To:

Cristina K. Brooks and Geoffrey  
Brooks

978 Desert Drive

Carson City, NV 89705


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,

Anne Marie Miller and Richard Edward Miller, wife and husband as joint tenants

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

Cristina K. Brooks and Geoffrey Brooks, husband and wife as joint tenants with right of survivorship

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Carson City, 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 6, in Block R, as set Forth on FINAL MAP NO. 1001-9 OF SUNRIDGE HEIGHTS, PHASE 6B, 7A AND 8B, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on January 30, 1996, In Book 196, Page 5112, as Document No. 380052 and by Certificate of Amendment recorded February 2, 1996, In Book 296, Page 251, as Document No. 380351.

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

*Anne Miller*  
Anne Marie Miller

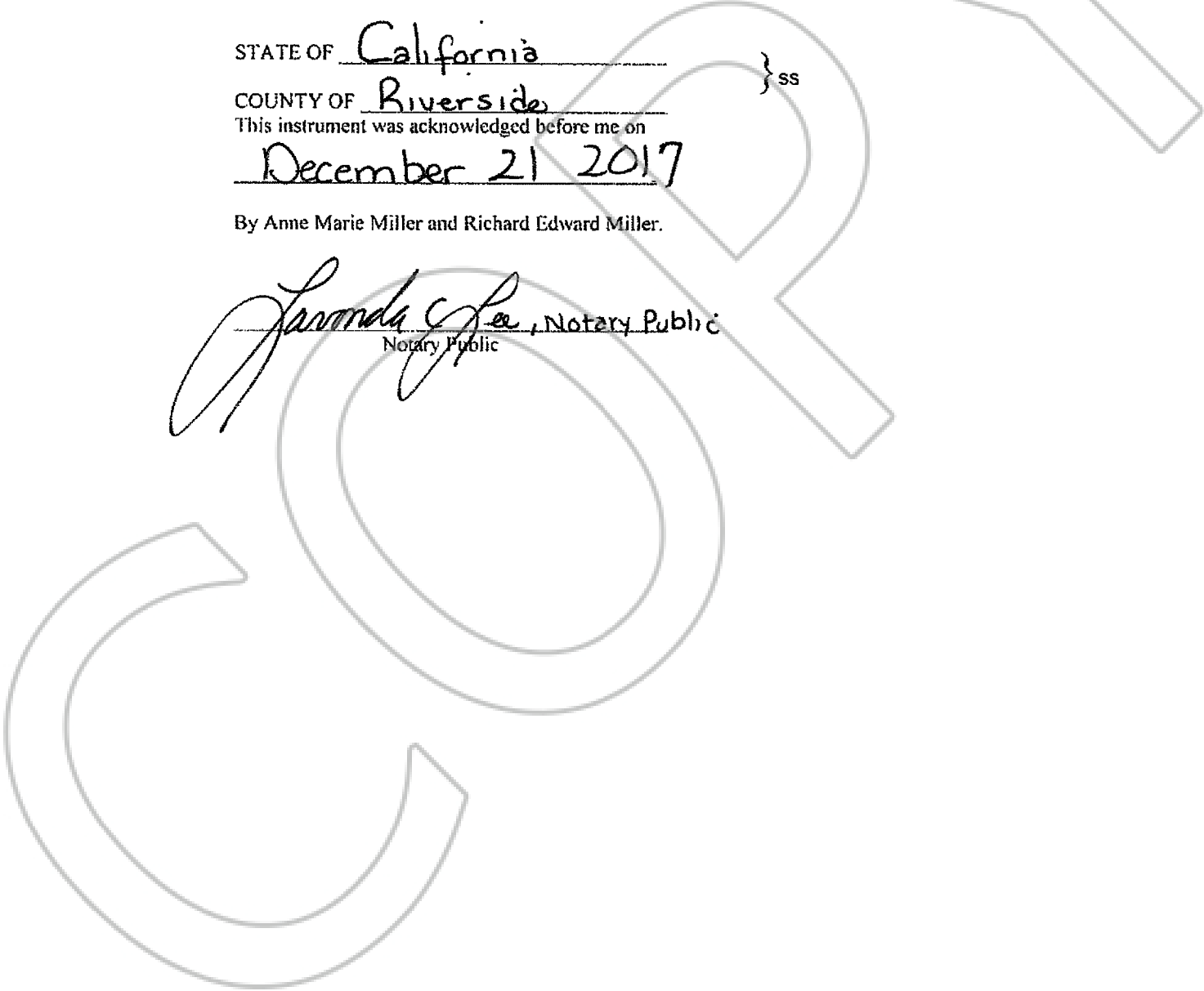
*Richard Edward Miller*  
Richard Edward Miller



STATE OF California }  
COUNTY OF Riverside } ss  
This instrument was acknowledged before me on  
December 21 2017

By Anne Marie Miller and Richard Edward Miller.

*Lavonda C. Lee*, Notary Public  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)

a) 1420-07-812-013

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: \$275,000.00  
 Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_

Transfer Tax Value: \$275,000.00

Real Property Transfer Tax Due: \$1,072.52

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: Anne M. Miller Capacity: Seller  
 Signature: Richard Edward Miller Capacity: Seller

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

Print Name: Anne Marie Miller and Richard Edward Miller  
 Address: 2627 Fawn Fescue  
 City: Minden  
 State: NV Zip: 89423

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

Print Name: Cristina K. Brooks and Geoffrey Brooks  
 Address: 978 Desert Drive  
 City: Carson City  
 State: NV Zip: 89705

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

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

Esc. #: 093309-WLD

Address: Douglas Office  
 1362 Highway 395, Ste. 109

City/State/Zip: Gardnerville, NV 89410

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