

DOUGLAS COUNTY, NV

2018-909269

RPTT:\$0.00 Rec:\$35.00

01/17/2018 02:15 PM

\$35.00 Pgs=6

ETRCO

KAREN ELLISON, RECORDER

E03

APN# : 1220-11-001-047

RPTT: \$585.00

Recording Requested By:

Western Title Company

Escrow No.: 092677-TEA

When Recorded Mail To:

James T. Robinson

Kimberly A. Robinson

2360 Jacobsen Lane

Gardnerville, NV 89410

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

This document is being re recorded to correct legal description on document no: 2018-908909

Grant, Bargain, and Sale Deed

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

A.P.N. 1220-11-001-047

EXHIBIT "A"

LEGAL DESCRIPTION
(Lot 6)


That portion of the North 1/2 of Section 11, Township 12 North, Range 20 East, M.D.B.&M. in the County of Douglas, State of Nevada, being more particularly described as follows:

Beginning at the Northeast corner of PARCEL 1 of the AMENDED FINAL MAP LDA 11-001 FOR OLD SAWMILL INDUSTRIAL PARK recorded in Book 0611 at Page 6536 as Document No. 785794 in the Official Records of said Douglas County; thence Westerly along the Northerly line of said PARCEL 1, N. 89° 03' 03" W., 981.20 feet to the TRUE POINT OF BEGINNING; thence S. 00° 49' 27" W., 481.49 feet to a point on the Northerly right-of-way line of Timber Court; thence Westerly along said right-of-way line N. 89° 06' 42" W., 185.28 feet; thence N. 00° 49' 27" E., 481.69 feet to a point on the Northerly line of said PARCEL 1; thence Easterly along said Northerly line S. 89° 03' 03" E., 185.28 feet to the TRUE POINT OF BEGINNING.

Said Parcel Contains 89,228 sq. ft. (2.048 Acres), more or less.

The above described parcel was previously shown as Lot 6 on that certain RECORD OF SURVEY #1 FOR OLD SAWMILL INDUSTRIAL PARK, LLC, which was recorded in Book 0509 at Page 5305 as Document No. 743581 in the Official Records of said Douglas County.

Per NRS 111.312, this legal description was prepared by Western Surveying Services, whose mailing address is P. O. Box 6202, Gardnerville, Nevada 89460.


David D. Winchell, PLS 3209



11/06/17
Date

DOUGLAS COUNTY, NV **2018-908909**
RPTT:\$585.00 Rec:\$35.00
\$620.00 Pgs=3 01/08/2018 02:42 PM
ETRCO
KAREN ELLISON, RECORDER

APN# : 1220-11-001-047
RPTT: \$585.00

Recording Requested By:
Western Title Company
Escrow No.: 092677-TEA
When Recorded Mail To:

James T. Robinson
Kimberly A. Robinson
2360 Jacobsen Lane
Gardnerville, NV 89410

Mail Tax Statements to: (deeds only)
Same as Above

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(Per NRS 239B.030)

Signature _____

Traci Adams

Escrow Officer

Grant, Bargain, and Sale Deed

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(additional recording fee applies)

APN#: 1220-11-001-047
RPTT: \$585.00

Recorded Electronically
ID 2016-908909
County Douglas
Date 6/6/16 Time 2:42 PM
Simplifile.com 800.460.5357

Recording Requested By:
Western Title Company
Escrow No.: 092677-TEA
When Recorded Mail To:

James T. Robinson
Kimberly A. Robinson
2360 Jacobsen Lane
Gardnerville, NV 89410

Mail Tax Statements to: (deeds only)
Same as Above

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(Per NRS 239B.030)

Signature


Traci Adams

Escrow Officer

Grant, Bargain, and Sale Deed

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(additional recording fee applies)

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Timber Properties, LLC, a Nevada limited liability company

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

James T. Robinson and Kimberly A. Robinson, 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 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:

A parcel of land located within a portion of Section 11, Township 12 North, Range 20 East, M.D.B.&M., more particularly described as follows:

A portion of Parcel 1 as shown on that certain Final Industrial Subdivision Map LDA 06-016 for OLD SAWMILL INDUSTRIAL PARK, LLC, recorded in the office of the Douglas County Recorder, State of Nevada on May 15, 2009 in Book 509, at Page 3833 as Document No. 743278, Official Records, described as follows:

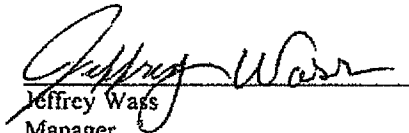
Lot 6, as shown on that certain Record of Survey #1 for OLD SAWMILL INDUSTRIAL PARK, LLC, recorded in the office of the Douglas County Recorder, State of Nevada on May 20, 2009 in Book 509 at Page 5305 as Document No. 743581, Official Records.

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

Dated: 10/31/2017

Grant, Bargain and Sale Deed – Page 3

Timber Properties, LLC,
a Nevada limited liability company



Jeffrey Wass
Manager

STATE OF Nevada }
COUNTY OF Douglas } ss

This instrument was acknowledged before me on
12/15/17

By Jeffrey Wass.



Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1220-11-001-047

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: \$0.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$0.00
 Real Property Transfer Tax Due: \$0.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section 3
 b. Explain Reason for Exemption: Re Recording to correct legal description on document # 2018-908909

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 [Handwritten Signature] Capacity Escrow Assistant
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Timber Properties, LLC, a Nevada limited liability company
 Address: P.O. Box 2399
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: James T. Robinson and Kimberly Robinson
 Address: 2360 Jacobsen Lane
 City: Gardnerville
 State: NV Zip: 89410

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. #: 092677-TEA