

DOUGLAS COUNTY, NV  
RPTT:\$3120.00 Rec:\$35.00  
\$3,155.00 Pgs=3  
ETRCO  
KAREN ELLISON, RECORDER

**2018-909817**

**01/30/2018 11:32 AM**

APN# : 1220-12-510-018  
RPTT: \$3,120.00

Recording Requested By:  
Western Title Company  
Escrow No.: 093330-SAB  
When Recorded Mail To:  
David O. Cookson and Pamela V.  
Cookson  
1160 Cortez 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 \_\_\_\_\_



**Sherry Baker -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,

Dennis R. Schilling and Patricia J. Schilling, husband and wife as joint tenants

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

David O. Cookson and Pamela V. Cookson, husband and wife as joint tenants

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:

**A parcel of land within the N 1/2 of Section 12, T.12N., R.20E., M.D.B.&M., in Douglas County, Nevada and more particularly described as follows:**

Commencing at the Northeast corner of Section 12, T.12N., R.20E., M.D.B.&M., said corner being marked by a BLM brass cap; thence S75°36'43"W a distance of 2,299.03 feet to a 5/8" rebar with cap stamped PLS 3209, said corner being on the Southerly right-of-way line of Cortez Lane and being the True Point of Beginning; thence S23°52'16"W a distance of 565.45 feet to a 5/8" rebar with cap stamped PLS 3209; thence S23°51'36"W a distance of 336.37 feet to a 5/8" rebar with cap stamped PLS 3209; thence N89°59'25"W a distance of 171.60 feet to a 5/8" rebar with cap stamped PLS 3090; thence N09°24'50"W a distance of 226.15 feet to a 5/8" rebar with cap stamped PLS 3090; thence N83°59'03"E a distance of 84.73 feet to a 5/8" rebar with cap stamped PLS 3209; thence N23°51'36" a distance of 607.44 feet to a 5/8" rebar with cap stamped PLS 3090; thence N36°24'23W a distance of 96.35 feet to a 5/8" rebar with cap stamped PLS 3090; thence N72°29'56"E a distance of 87.64 feet to a 5/8" rebar with cap stamped PLS 3090; thence N30°34'43E a distance of 152.90 feet to a 5/8" rebar with cap stamped PLS 3209 on the Southerly right-of-way of Cortez Lane; thence along a curve to the right, along said right-of-way line, with a radial bearing of S47°33'45"W, with a radius of 270.00 feet, through a central angle of 19°18'29", an arc length of 90.99 feet to a 5/8" rebar with cap stamped PLS 3209; thence continuing along said right-of-way line, along a curve to the left, with a radial bearing of N66°51'45"E, with a radius of 330.00 feet, through a central angle of 26°37'29", an arc length of 153.35 feet to the True Point of Beginning.

**NOTE:** The above metes and bounds description appeared previously in that certain Adjusted legal Description recorded in the office of the County Recorder of Douglas County, Nevada on July 3, 2012, in Book 712, Page 736 as Document No. 805090 of 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: 12/05/2017

Dennis R. Schilling  
Dennis R. Schilling

Patricia J. Schilling  
Patricia J. Schilling

STATE OF Nevada } ss


COUNTY OF Douglas

This instrument was acknowledged before me on

January 8, 2018

By Dennis R. Schilling and Patricia J. Schilling.

Sherry Ackermann  
Notary Public

 SHERRY ACKERMANN  
Notary Public - State of Nevada  
Appointment Recorded in Douglas County  
No: 05-06319-5 • Expires April 26, 2021

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1220-12-510-018

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: \$800,000.00  
 Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_  
 Transfer Tax Value: \$800,000.00  
 Real Property Transfer Tax Due: \$3,120.00

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

5. Partial Interest: Percentage being transferred: % \_\_\_\_\_

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 Dennis R. Schilling Capacity Grantor  
 Signature David Cookson 1-8-10 Capacity Grantee  
 Signature Patricia Schilling 1-8-10 Capacity Grantor

SELLER (GRANTOR) INFORMATION  
 (REQUIRED)  
 Print Name: Dennis R. Schilling and Patricia Schilling  
 Address: 4812 S. Fern St.  
 City: Nampa  
 State: ID Zip: 83101

BUYER (GRANTEE) INFORMATION  
 (REQUIRED) D. P.  
 Print Name: David Cookson and Pamela Cookson  
 Address: 1160 Cortez 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: Kietzke Office  
5390 Kietzke Ln Suite 101  
 City/State/Zip: Reno, NV 89511

Esc. #: 093330-SAB