

DOUGLAS COUNTY, NV

2018-909862

RPTT:\$276.90 Rec:\$35.00

\$311.90 Pgs=4

01/31/2018 10:11 AM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1420-07-718-004

RPTT: \$276.90

Recording Requested By:

Western Title Company

Escrow No.: 093668-AMG

When Recorded Mail To:

Rafael Alamilla Garduno and

Jaqueline Lopez Duran

PO Box 4657

Incline Village, NV 89451

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 \_\_\_\_\_

  
Jessica S.

Escrow Assistant

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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,

Linda Garcia, an unmarried woman and Donna Herrod, an unmarried woman

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

Rafael Alamilla Garduno and Jaqueline Lopez Duran, 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 80 as shown on the map of RIDGEVIEW ESTATES, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on December 27, 1972, in Book 1272, Page 690, as Document No. 63503.

Excepting therefrom any mobile home located thereon.

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

Dated: 01/30/2018

The Estate of Elvin Blankenship

Linda Garcia  
Linda Garcia

1/3/  
Donna Herrod

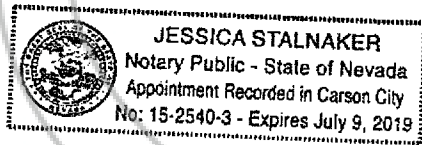
STATE OF Nevada }  
COUNTY OF Carson City } ss

This instrument was acknowledged before me on

Jan 22, 2018

By Linda Garcia and <sup>18</sup>Donna Herrod

Jessica Stalaker  
Notary Public



Grant, Bargain and Sale Deed – Page 2

The Estate of Elvin Blankenship

/s/  
Linda Garcia

Donna Herrod  
Donna Herrod

STATE OF Virginia

COUNTY OF Prince William } ss

This instrument was acknowledged before me on

01/22/2018

By ~~Linda Garcia~~ and Donna Herrod.

[Signature]  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1420-07-718-004

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: \$71,000.00  
 Deed in Lieu of Foreclosure Only (value of property) (  
 Transfer Tax Value: \$71,000.00  
 Real Property Transfer Tax Due: \$276.90

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 \_\_\_\_\_ Capacity Agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Linda Garcia and Donna Herrod  
 Address: 620 E Plumb Lane #120  
 City: Reno  
 State: NV Zip: 89502

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

Print Name: Rafael Alamilla Garduno and Jaqueline Lopez Duran  
 Address: PO Box 4657  
 City: Incline Village  
 State: NV Zip: 89451

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company  
 Address: Carson Office  
2310 S. Carson St, Suite 5A  
 City/State/Zip: Carson City, NV 89701

Esc. #: 093668-AMG

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