

DOUGLAS COUNTY, NV
RPTT:\$2964.00 Rec:\$35.00
\$2,999.00 Pgs=4

2018-911288
03/08/2018 01:57 PM

ETRCO
KAREN ELLISON, RECORDER

APN# : 1319-30-712-004
RPTT: \$2,964.00

Recording Requested By:
Western Title Company


Escrow No.: 095264-SAB

When Recorded Mail To:
Deborah Wren and Stuart Brinn
PO Box 12176
Zephyr Cove, NV 89448

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

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,

Hollyvale Rental Holdings, LLC, a California Limited Liability Company

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

Deborah Wren and Stuart Brinn, wife and husband as joint tenants with right of survivorship

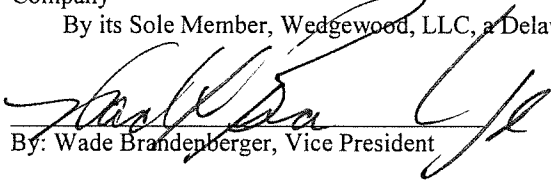
and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Stateline, County of Douglas State of Nevada bounded and described as follows:

Lot 146 B, of TAHOE VILLAGE UNIT NO. 1, an amended map of ALPINE VILLAGE UNIT NO. 1, filed in the office of the County Recorder of Douglas County, Nevada, on December 7, 1971 as Document No. 55769.

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

Dated: 02/22/2018

Hollyvale Rental Holdings, LLC, a California Limited Liability Company
By its Sole Member, Neighborhood Stabilization, LLC a California Limited Liability Company
By its Sole Member, Wedgewood, LLC, a Delaware Limited Liability Company


By: Wade Brandenberger, Vice President

STATE OF _____

COUNTY OF _____

This instrument was acknowledged before me on

By Wade Brandenberger, Vice President of Wedgewood, LLC, a Delaware Limited Liability Company, Sole Member of Neighborhood Stabilization, LLC a California Limited Liability Company, Sole Member of Hollyvale Rental Holdings, LLC, a California Limited Liability Company.

See Attached

Notary Public

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of the document.

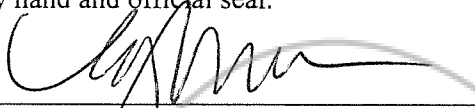
State of California)
County of Los Angeles)

On March 1, 2018 before me, E.J. Lopez a Notary Public,
personally appeared Wade P. Brandenberger,

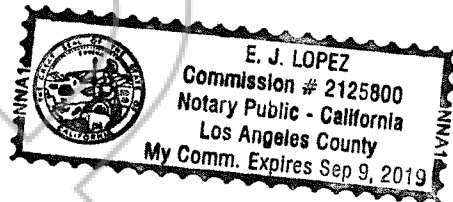
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

My Commission Expires: September 9, 2019



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
a) 1319-30-712-004

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: \$760,000.00
 Deed in Lieu of Foreclosure Only (value of property)
 Transfer Tax Value: \$760,000.00
 Real Property Transfer Tax Due: \$2,964.00

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 [Handwritten Signature] Capacity Seller
 Signature [Handwritten Signature] Capacity Agent for Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Hollyvale Rental Holdings, LLC, a California Limited Liability Company
 Address: 2320 Potosi Street, #130
 City: Las Vegas
 State: NV Zip: 89146

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Deborah Wren and Stuart Brinn
 Address: PO Box 12174
 City: Zephyr Cove
 State: NV Zip: 89448

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. #: 095264-SAB