

A.P.N.: 1318-24-402-002, 1318-24-402-004

R.P.T.T.: EXEMPT #1 9

RECORDING REQUESTED BY:

MEGIDDO LLC

3225 MCLEOD DRIVE, SUITE 100

LAS VEGAS, NEVADA 89121

WHEN RECORDED MAIL DOCUMENT TO:

MEGIDDO LLC

3225 MCLEOD DRIVE, SUITE 100

LAS VEGAS, NEVADA 89121

AND TAX BILL TO:

MEGIDDO LLC

3225 MCLEOD DRIVE, SUITE 100

LAS VEGAS, NEVADA 89121



KAREN ELLISON, RECORDER

E09

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GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
ERIKA, LLC A NEVADA LIMITED LIABILITY COMPANY.

do(es) hereby GRANT, BARGAIN and SELL to MEGIDDO LLC, A NEVADA  
LIMITED LIABILITY COMPANY.

the real property situate in the County of DOUGLAS, State of Nevada, described as  
follows;

SEE EXHIBIT "A" ATTACHED HERETO.

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

Dated: 3-8-2018

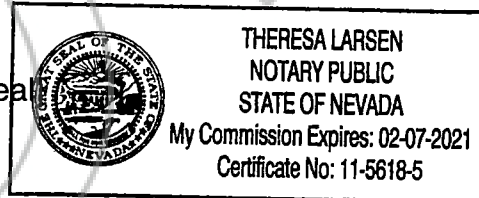
Katharina Scharruhn  
KATHARINA SCHARRUHN MANAGER  
OF HABICHT LLC ON BEHALF OF ERIKA  
LLC, AS ITS MANAGER

State of Nevada                    )  
  )ss  
County of Douglas                )

On March 8, 2018, before me, Theresa Larsen, a  
Notary Public,  
KATHARINA SCHARRUHN personally appeared personally known to me (or  
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 entity upon behalf  
of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature: Theresa Larsen [seal]



**EXHIBIT A**

UNIT B AS SET FORTH ON THE PARCEL MAP FOR EDGAR SCHARRUHN BEING A PORTION OF THE SOUTHWEST  $\frac{1}{4}$  PORTION OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 24, TOWNSHIP 13 NORTH, RANGE 18 EAST, M.D.B.&M., FILED FOR RECORD JANUARY 29, 1982, BOOK 182, PAGE 1796, DOCUMENT NO. 64459, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

TOGETHER WITH AN UNDIVIDED  $\frac{1}{3}$  INTEREST IN AND TO THE PORTION DESIGNATED AS COMMON AREA, AS SET FORTH ON SAID PARCEL MAP FILED FOR RECORD JANUARY 29, 1982, BOOK 182, PAGE 1796, DOCUMENT NO. 64459, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS AND FOR PUBLIC UTILITIES OVER AND ACROSS LOT A, COMMON AREA OF KINGSBURY PINES AS SAID SUBDIVISION WAS RECORDED MAY 2, 1979, IN BOOK 579, PAGE 135, DOCUMENT NO. 32082, AND INCIDENTAL RIGHTS THERETO AS SET FORTH IN DOCUMENT RECORDED NOVEMBER 3, 1983, BOOK 1183, PAGE 356, DOCUMENT NO. 90398, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1318-24-402-002  
 b) 1318-24-402-004  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

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	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Verified LLC Docs</u>	

3. Total Value/Sales Price of Property:	\$	<u>0.00</u>
Deed in Lieu of Foreclosure Only (value of property)	(	<u>0.00</u>
Transfer Tax Value:	\$	<u>0.00</u>
Real Property Transfer Tax Due:	\$	<u>0.00</u>

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section # 9  
 b. Explain Reason for Exemption: TRANSFER BETWEEN RELATED LLC's FOR NO CONSIDERATION, 100% OWNED BY THE SAME MEMBER.

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 \_\_\_\_\_ Capacity GRANTOR  
 Signature [Signature] Capacity GRANTEE AGENT

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

Katharina Scharruhn, Manager of Habicht  
 Print Name: LLC, on behalf of Erika LLC, as its Manager  
 Address: 3225 McLeod Drive, Suite 100  
 City: Las Vegas  
 State: NV Zip: 89121

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

Katharina Scharruhn, Manager of Habicht LLC, on  
 Print Name: behalf of Megiddo LLC, as its Manager  
 Address: 3225 McLeod Drive, Suite 100  
 City: Las Vegas  
 State: NV Zip: 89121

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: STEVE'S DEEDS Escrow # ERIKA #1  
 Address: BOX 11506  
 City: ZEPHYR COVE State: NV Zip: 89448  
 (AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)