

APN#: 1320-08-002-007

RPTT: \$0.00

DOUGLAS COUNTY, NV

**2018-912279**

RPTT:\$0.00 Rec:\$35.00

03/30/2018 01:28 PM

\$35.00 Pgs=4

ETRCO

KAREN ELLISON, RECORDER

E03

Recording Requested By:

Western Title Company

Escrow No.: 095624-WLD

When Recorded Mail To:

Norton Properties, LLC, a Nevada  
limited liability company

P.O. Box 1819

Dayton, NV 89403

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 \_\_\_\_\_

Wendy Dunbar

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

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Mathew Giltner and Pam Dellea-Giltner husband and wife as joint tenants ("Grantor")

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY and transfer unto


Norton Properties, LLC, a Nevada limited liability company ("Grantee"),

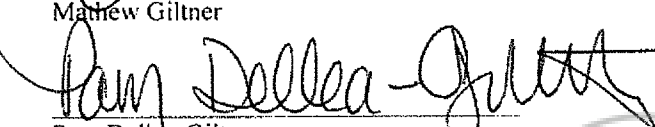
all right, title and interest in and to that certain property situate at 2184 Taxiway F, Unit I, City of Minden, County of Douglas, State of Nevada, more particularly described in Exhibit "A" attached hereto and made a part hereof ("Property").

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

SUBJECT TO all matters of public record, including, without limitations, the Condominium Declaration for BLUE SKY AIRCRAFT CONDOMINIUM OWNERS ASSOCIATION, dated April 17, 2014 and recorded in the Official Records of Douglas County, Nevada on April 18, 2014 in Book 414, Page 3866, as Document No. 841303, and as amended by document recorded on May 23, 2014 in Book 514, Page 4794, as Document No. 843204 ("Declaration"), and the Ground Lease described in the Declaration.

IN WITNESS WHEREOF, Grantor has hereunto caused this instrument to be executed the day and year set forth below.

  
\_\_\_\_\_  
Matthew Giltner

  
\_\_\_\_\_  
Pam Dellea-Giltner

Dated: 28 March 2018

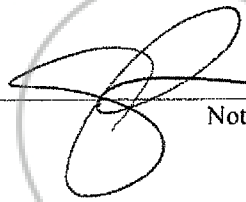
STATE OF Nevada } ss

COUNTY OF Douglas

This instrument was acknowledged before me on

3-28-18

By Mathew Giltner and Pam Dellea-Giltner.

  
\_\_\_\_\_  
Notary Public



**EXHIBIT A**

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

**PARCEL 1:**

Condominium Unit 2184-1 of the Blue Sky Aircraft Condominium (a commercial leasehold condominium project) as shown on the Condominium Map attached to the Condominium Declaration for Blue Sky Aircraft Condominium recorded April 18, 2014 in Book 414, Page 3866, as Document No. 841303, Official Records of Douglas County, State of Nevada.

**PARCEL 2:**

An undivided interest in and to the Common Elements as set forth in that certain Condominium Declaration for Blue Sky Aircraft Condominium (A of Commercial Leasehold Condominium Project) recorded April 18, 2014 in Book 414, Page 3866, as Document No. 841303, Official Records of Douglas County, State of Nevada.

**PARCEL 3:**

An undivided interest in and to the Leasehold Estate as created by that certain Lease made by and between Minden-Tahoe Airport (Airport), Douglas County, Nevada (County) and First Financial Collateral, Inc. (Lessee) recorded November 5, 2012 in Book 1112, Page 813, as Document No. 812264, Official Records of Douglas County, State of Nevada, subject to the terms and provisions contained in the lease, and any further amendments thereto.

APN: 1320-08-002-007

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1320-08-002-007

2. Type of Property:  
 a)  Vacant Land  
 c)  Condo/Twnhse  
 e)  Apt. Bldg  
 g)  Agricultural  
 i)  Other \_\_\_\_\_  
 b)  Single Fam. Res.  
 d)  2-4 Plex  
 f)  Comm'l/Ind'l  
 h)  Mobile Home

FOR RECORDERS OPTIONAL USE ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING:	_____
NOTES:	_____

3. Total Value/Sales Price of Property: \$ 0  
 Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_  
 Transfer Tax Value: \$ 0  
 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: LEASEHOLD INTEREST ONLY

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

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

Print Name: Mathew Giltner and Pam Dellea-Giltner  
 Address: 2557 Henning Lane  
 City: Minden  
 State: NV Zip: 89423

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

Print Name: Norton Properties, LLC, a Nevada limited liability company  
 Address: P.O. Box 1819  
 City: Dayton  
 State: NV Zip: 89403

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. #: 095624-WLD