

DOUGLAS COUNTY, NV

2018-912519

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=3

04/05/2018 03:08 PM

ETRCO

KAREN ELLISON, RECORDER

E09

APN# : 1220-08-812-067  
RPTT: \$0.00 Exempt #9

Recording Requested By:  
Western Title Company

Escrow No.: 095267-ARJ

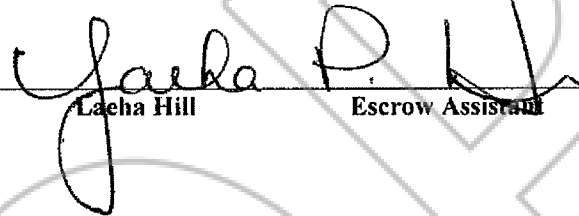
When Recorded Mail To:

KB Enterprises  
3705 Vista Blvd  
Sparks, NV 89436

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

  
Laeha Hill Escrow Assistant

**Grant, Bargain, and Sale Deed**

This document is being  
recorded as an  
accomodation only.

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,

Joshua Kolbe, a married man as his sole and separate property and Gerrad Bowlin, a married man as his sole and separate property, as joint tenants

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

KB Enterprises, LLC, a Nevada Limited Liability Company

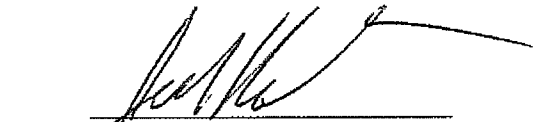
and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas State of Nevada bounded and described as follows:


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

Lot 80 in Block E, as set forth on the Final Subdivision Map Planned Unit Development, PD 03-011, for ROCKY TERRACE, filed in the office of the County Recorder of Douglas County, State of Nevada, on November 30, 2005, in Book 1105, Page 12654, Document No. 661875.

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

Dated: 03/29/2018

  
\_\_\_\_\_  
Joshua Kolbe

  
\_\_\_\_\_  
Gerrad Bowlin

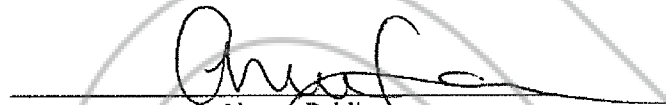
STATE OF NEVADA

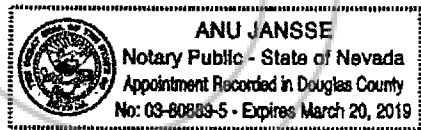
COUNTY OF DOUGLAS

This instrument was acknowledged before me on

\_\_\_\_\_ 4/5/18 \_\_\_\_\_

By Joshua Kolbe and Gerrad Bowlin.

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



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1220-08-812-067

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: <u>Verified Operating Agmt - JS</u>	

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

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section #9  
 b. Explain Reason for Exemption: Joshua Kolbe and Gerrad Bowlin own 100% of KB Enterprises LLC a Nevada Limited Liability Company

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 [Signature] Capacity Grantor  
 Signature [Signature] Capacity Grantor

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

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

Print Name: KB Enterprises, LLC, a Nevada Limited Liability Company  
 Address: 3705 Vista Blvd.  
 City: Sparks  
 State: NV Zip: 89436

Print Name: KB Enterprises, LLC, a Nevada Limited Liability Company  
 Address: 3705 Vista Blvd.  
 City: Sparks  
 State: NV Zip: 89436

**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. #: 095267-ARJ