

DOUGLAS COUNTY, NV
RPTT:\$1805.70 Rec:\$35.00
\$1,840.70 Pgs=3
ETRCO
KAREN ELLISON, RECORDER

2018-914040

05/10/2018 02:29 PM

APN#: 1320-30-410-010
RPTT: \$1,805.70

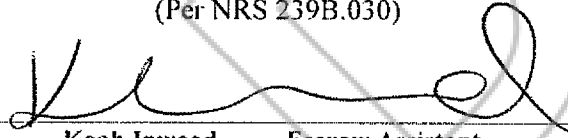
Recording Requested By:
Western Title Company

Escrow No.: 096209-TEA
When Recorded Mail To:
Sarah A. Chichester
Brent Koontz
888 Mahogany Dr
Minden, NV 89423

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 _____



Koah Inwood

Escrow Assistant

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,

Peter G. Runacres and Tana R. Runacres, husband and wife as joint tenants with right of survivorship do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Sarah Chichester, an unmarried woman and Brent Koontz, an unmarried man 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 Minden, County of Douglas State of Nevada bounded and described as follows:


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

Lot 9, Block A of the FINAL MAP #1010-4B OF WESTWOOD VILLAGE UNIT 4B, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on December 13, 1995 in Book 1295, Page 1906, as Document No. 376827.

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

Dated: 04/06/2018


Peter G. Runacres


Tana R. Runacres

STATE OF Nevada

COUNTY OF Douglas

} ss


This instrument was acknowledged before me on

May 10, 2018

By Peter G. Runacres and Tana R. Runacres.



Notary Public

 **TRACI ADAMS**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 89-1651-5 - Expires January 5, 2019

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1320-30-410-010

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: \$463,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$463,000.00
 Real Property Transfer Tax Due: \$1,805.70

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

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 [Handwritten Signature] Capacity Escrow Assistant
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Peter G. Runacres and Tana R. Runacres
 Address: 1773 Shamrock Cir
 City: Minden
 State: NV Zip: 89423

Print Name: Sarah A. Chichester and Brent Koontz
 Address: 888 Mahogany Drive
 City: Minden
 State: NV Zip: 89423

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. #: 096209-TEA