

DOUGLAS COUNTY, NV

**2018-915187**

RPTT:\$858.00 Rec:\$35.00

\$893.00 Pgs=3

**06/07/2018 12:11 PM**

ETRCO

KAREN ELLISON, RECORDER

APN#: 1319-30-511-001

RPTT:

RPTT: \$858.00

Recording Requested By:

Western Title Company

Escrow No.: 097120-WLD

When Recorded Mail To:

Jay Janicki

P.O. Box 4853

Stateline, NV 89449

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 \_\_\_\_\_

Print name \_\_\_\_\_

Title \_\_\_\_\_

**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,

William H. Davenport II, an unmarried man and Natalie S. Yanish, an unmarried woman as tenants in common

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

Jay Janicki, a single man and Russ Janicki, a single man as joint tenants

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:

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

Parcel A of LOT 1 CONDOMINIUM, a Subdivision of Lot 1, TAHOE VILLAGE UNIT NO. 2, recorded September 21, 1977 as Document No. 499471, Official Records of Douglas County, State of Nevada.

TOGETHER WITH an undivided 1/4th interest in and to that portion designated as common area, as set forth on the map of LOT 1 CONDOMINIUM, a Subdivision of Lot 1, TAHOE VILLAGE UNIT NO. 2 recorded September 21, 1977 as Document No. 499471, Official Records of Douglas County, State of Nevada.

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

Dated: 05/30/2018

William H. Davenport II  
William H. Davenport II

Natalie S. Yanish  
Natalie S. Yanish

STATE OF Nevada

COUNTY OF Douglas

} ss

This instrument was acknowledged before me on

6.6.18

By William H. Davenport II and Natalie S. Yanish.

[Signature]  
Notary Public

WENDY DUNBAR  
Notary Public - State of Nevada  
Appointment Recorded in Douglas County  
No: 02-79065-5 - Expires December 16, 2018

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1319-30-511-001

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: \$220,000.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$220,000.00  
 Real Property Transfer Tax Due: \$858.00

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

5. Partial Interest: Percentage being transferred: 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: William H. Davenport II and Natalie S. Yanish  
 Address: P.O. Box 1477  
 City: Zephyr Cove  
 State: NV Zip: 89448

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

Print Name: Jay Janicki & Russ Janicke  
 Address: P.O. Box 4853  
 City: Stateline  
 State: NV Zip: 89449

**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. #: 097120-WLD