

RECORDING REQUESTED BY:

Reliant Title
2485 Village View Dr. Ste. 160
Henderson, NV 89074
Escrow No.: 201-1800646-ERF

**WHEN RECORDED MAIL TO and
MAIL TAX STATEMENTS TO:**

Brook Ann Ramos
PO Box 791
Zephyr Cove, NV 89448

R.P.T.T.: \$2,535.00

A.P.N.: 1318-03-110-022

GRANT, BARGAIN, SALE DEED

THE INDENTURE WITNESSETH: That RL France Properties, LLC, a Nevada Limited Liability Company

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and

Convey to Brook Ann Ramos, an unmarried woman

all that real property situated in Douglas County, State of Nevada, bounded and described as follows:

All that certain real property situate inthe County of Douglas, State of nevada, described as follows;

Lot 54, of SKYLAND SUBDIVISION NO. 1, according to the map thereof, filed in the office of the County recorder of Douglas County, State of Nevada, on February 27, 1958, in Book 1 Page 181, as Document No. 12967.

APN: 1318-03-110-022

SUBJECT TO: 1. Taxes for the fiscal year 2017-2018.
2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now of record.

Together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Date: June 13, 2018 ^{15th}

* RL France Properties, LLC, a Nevada Limited Liability Company

BY: Robert L. France
Robert L. France
Managing Member

* RL France Properties, LLC, a Nevada Limited Liability Company

STATE OF NEVADA

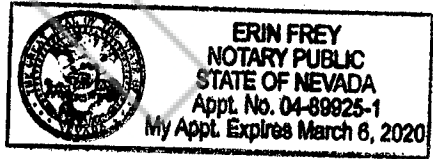
COUNTY OF CLARK

On this 15th day of June, 2018, before me, a Notary Public in and for said County and State, personally appeared Robert L. France, as Managing Member of RL France Properties, LLC, a Nevada Limited Liability Company the limited liability company which executed the foregoing instrument, who acknowledged that he/she did sign said instrument as such member/manager on behalf of said limited liability company, duly authorized; that said instrument was signed as his/her free act and deed of said limited liability company.

Witness my hand and official seal, this the 15th day of June, 2018.

Notary Public: Erin Frey

My Commission Expires: 3/6/20



Erin Frey
04-89925-1
Exp 3/6/20

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-03-110-022
 b) _____
 c) _____
 d) _____

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

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

3. a. Total Value/Sale Price of Property: \$650,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$650,000.00
 d. Real Property Transfer Tax Due: \$2,535.00

4. **IF EXEMPTION CLAIMED:**
 a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 100.00%

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 the 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: agent
 Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: RL France Properties, LLC, a Nevada Limited Liability Company
 Address: 9672 Serene Star Way
 City: Las Vegas
 State: NV Zip: 89149

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Brook Ann Ramos
 Address: PO Box 791
 City: Zephyr Cove
 State: NV Zip: 89448

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: Reliant Title Esc. #: 201-1800646
 Address: 2485 Village View Dr. Ste. 160
 City: Henderson State: NV Zip: 89074