

DOUGLAS COUNTY, NV **2018-915868**
RPTT:\$13747.50 Rec:\$35.00
\$13,782.50 Pgs=3 **06/22/2018 08:59 AM**
TICOR TITLE - RENO (COMMERCIAL)
KAREN ELLISON, RECORDER

Assessor's Parcel No.: 1318-23-202-001
Escrow 01800179-CD
**RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TAX
STATEMENTS TO:**

Mountain Metro Church, Inc.
attn Jennifer McCurdy
~~Personal Administrators~~
~~3939 Bee Cave Road, Bldg C-100~~
~~Austin TX 78746~~

The undersigned hereby affirms that this document submitted
for recording does not contain the social security number of any
person or persons per N.R.S. 239B.030

Signature of Declarant or Agent

GRANT, BARGAIN AND SALE DEED

For value received, the Board of Trustees of the Douglas County School District, a body corporate, hereinafter referred to as "Grantor," hereby grants, bargains and sells to Mountain Metro Church, Inc., a Nevada nonprofit corporation, hereinafter referred to as "Grantee," all of its right, title, and interest in the real property located in the County of Douglas, State of Nevada, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference (the "Real Property").

THE REAL PROPERTY is conveyed subject to the following liens and encumbrances:

- A. The lien or liens for general and special state, county, and municipal taxes and assessments, including the lien of supplemental property taxes;
- B. Covenants, conditions, restrictions, easements, rights-of-way, reservations, licenses and other interests of record;
- C. Rights of way for any existing roads, canals, ditches, drain ditches, pipe, pole or transmission lines transversing the above-described Property;
- D. All laws, zoning ordinances, regulations, and restrictions, if any, which are applicable to the Property;
- E. Deficiencies and quantity of ground, boundary line disputes, overlaps, encroachments, unrecorded easements, and any matters not of record which would be disclosed by an accurate survey of the Property; and

F. All reservations and rights of way contained in the patents from the United States of America applicable to the Property.

THE REAL PROPERTY IS CONVEYED together with all improvements located on the Real Property, the tenements, hereditaments, and appurtenances of the Real Property, including all water rights, and the rents, issues and profits thereof.

Dated this 20 day of June, 2018.

GRANTOR:

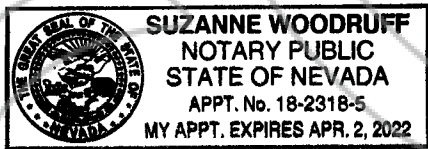
Board of Trustees of the Douglas County School District, a body corporate

By [Signature]
Rob Lehmann

Its: VP of BOARD OF TRUSTEES

STATE OF NEVADA)
)
COUNTY DOUGLAS)

This Grant, Bargain and Sale Deed was acknowledged before me on June 20, 2018 2018, by Robbe Lehmann, the VP of Board of the Douglas County School District, a body corporate.



[Signature]
Notary Public

EXHIBIT A

All that certain real property situate in the County of Douglas, State of Nevada, being a portion of Section 23, Township 13 North, Range 18 East, M.D.B. & M., more particularly described as follows:

Beginning at a U.S. Forest Service Brass Cap, being the C-N 1/16 corner of Section 23;
Thence South $0^{\circ}45'24''$ West 500.00 feet to an iron pipe;
Thence South $44^{\circ}50'02.11''$ West 945.42 feet to an iron pipe;
Thence North $89^{\circ}46'12.11''$ West 301.78 feet to a point;
Thence tangent North $20^{\circ}28'20''$ East on the arc of a circular curve to the left with a radius of 800 feet through a central angle of $40^{\circ}44'50''$ an arc distance of 568.94 feet to a point;
Thence North $20^{\circ}02'42''$ West 683.17 feet to a point;
Thence South $88^{\circ}35'38''$ East 1206.29 feet to the Point of Beginning.

APN: 1318-23-202-001

Document No. 83582 is provided pursuant to the requirements of NRS 111.312.

STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1318-23-202-001
- b) _____
- c) _____
- d) _____

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

Book _____ Page _____
 Date of Recording: _____
 Notes: _____

3. Total Value/Sales Price of Property:

\$3,525,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$3,525,000.00
 Real Property Transfer Tax Due: \$13,747.50

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 SIGNATURE PAGE ATTACHED HERETO Capacity GRANTOR

Signature SIGNATURE PAGE ATTACHED HERETO Capacity GRANTEE

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: The Board of Trustees of the Douglas County School District, a body corporate

Print Name: Mountain Metro Church, Inc., a Nevada nonprofit religious corporation

Address: 1638 Mono Avenue
Minden, NV 89423

Address: Attn: Jennifer McCurdy, Personal Administrators, 3939 Bee Cave Rd., Bldg C-100

City, State, Zip

Austin, TX 78746

City, State Zip

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc.

Escrow #: 1800179-CD

Address: 5441 Kietzke Lane, Suite 100

City, State, Zip: Reno, NV 89511


AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

01800179-CD
1318-23-202-001

SIGNATURE PAGE AFFIXED TO THAT CERTAIN DECLARATION OF VALUE
UNDER ESCROW NO. 01800179

Grantor:

**The Board of Trustees of the
Douglas County School District, a
body corporate**


By: Robb Litzinger
Its: VP of Board of Trustees

Grantee:

**Mountain Metro Church, Inc., a
Nevada nonprofit religious
corporation**

By: _____
Edwin Pottenger
President

SIGNED IN COUNTERPART

01800179-CD
1318-23-202-001

SIGNATURE PAGE AFFIXED TO THAT CERTAIN DECLARATION OF VALUE
UNDER ESCROW NO. 01800179

Grantor:

**The Board of Trustees of the
Douglas County School District, a
body corporate**

By: _____ **SIGNED IN COUNTERPART**
Its: _____

Grantee:

**Mountain Metro Church, Inc., a
Nevada nonprofit religious
corporation**

By: *Edwin A. Pottenger*
**Edwin Pottenger
President**