

DOUGLAS COUNTY, NV
RPTT:\$1201.20 Rec:\$35.00
\$1,236.20 Pgs=3
ETRCO
KAREN ELLISON, RECORDER

2018-915890

06/22/2018 10:54 AM

APN#: 1220-22-210-190
RPTT: \$1,201.20

Recording Requested By:
Western Title Company

Escrow No.: 097428-TEA
When Recorded Mail To:

Jeffery C. Schneider
Brithany J. Thomson
P.O. Box 6022
Gardnerville, NV 89460

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

Traci Adams

Escrow Officer

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,

Anthony D. Seghieri, a single man

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

Jeffery C. Schneider, an unmarried man and Brithany J. Thomson, a single woman

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

Lot 48 of GARDNERVILLE RANCHOS UNIT NO. 6, according to the map thereof, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on May 29, 1973, in Book 573, Page 1026, as File No. 66512, and on Record of Survey recorded October 1, 1982, in Book 1082, of Official Records at Page 006, as Document No. 71399.

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

Dated: 06/14/2018

Anthony D. Seghieri
Anthony D. Seghieri

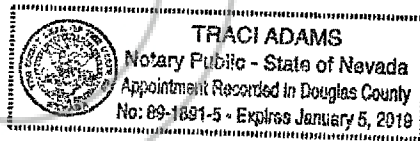
STATE OF Nevada

COUNTY OF Douglas } ss

This instrument was acknowledged before me on
June 18, 2018

By Anthony D. Seghieri
[Signature]

Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1220-22-210-190

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: \$308,000.00
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$308,000.00
 Real Property Transfer Tax Due: \$1,201.20

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 granted
 Signature _____ Capacity granted

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Anthony D. Seghieri
 Address: 1438 Bumblebee Dr.
 City: Gardnerville
 State: NV Zip: 89460

Print Name: Jeffery C. Schneider and Brithany J. Thomson
 Address: P.O. Box 6022
 City: Gardnerville
 State: NV Zip: 89460

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. #: 097428-TEA

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)