

DOUGLAS COUNTY, NV

2018-918036

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=3

08/14/2018 12:01 PM

ETRCO

KAREN ELLISON, RECORDER

E07

APN# : 1419-01-801-007

RPTT: \$0.00

Recording Requested By:

Western Title Company

Escrow No.: 098580-AMG

When Recorded Mail To:

Suzanne T. Sessions

3611 Cindy's Trail

Carson City, NV 89705

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 \_\_\_\_\_

  
Amy Gutierrez

Escrow Officer

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**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,

Suzanne Theodora Sessions, Trustee of The Suzanne Theodora Sessions Revocable Trust dated 4/12/2016

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

Suzanne T. Sessions, an unmarried woman

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Carson City, 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 as shown on Parcel Map for KAY DIANE AND DONALD E. DIETRICH, filed in the office of the Douglas County Recorder, State of Nevada, on September 20, 1979, in Book 979, Page 1669, as Document No. 36920, Official Records.

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

Dated: 08/08/2018

The Suzanne Theodora Sessions Revocable Trust dated 4/12/2016

Sessions  
Suzanne Theodora Sessions, Trustee

STATE OF Nevada

COUNTY OF Carson City

This instrument was acknowledged before me on

8/9/18

By Suzanne Theodora Sessions .

[Signature]  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1419-01-801-007

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

FOR RECORDERS OPTIONAL USE ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Trust Verified BC</u>	

3. Total Value/Sales Price of Property: \$0.00  
 Deed in Lieu of Foreclosure Only (value of property) (  
 Transfer Tax Value: \$0.00  
 Real Property Transfer Tax Due: \$0.00

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section 7  
 b. Explain Reason for Exemption: from trust to individual for no consideration

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] Capacity Agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**

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

Print Name: The Suzanne Theodora Sessions Revocable Trust dated 4/12/2016  
 Address: 3611 Cindys Trail  
 City: Carson City  
 State: NV Zip: 89705

Print Name: Suzanne T. Sessions  
 Address: 3611 Cindy's Trail  
 City: Carson City  
 State: NV Zip: 89705

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company  
 Address: Carson Office  
2310 S. Carson St, Suite 5A  
 City/State/Zip: Carson City, NV 89701

Esc. #: 098580-AMG

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