

DOUGLAS COUNTY, NV
RPTT:\$1891.50 Rec:\$35.00
\$1,926.50 Pgs=3
TICOR TITLE - RENO (LAKESIDE)
KAREN ELLISON, RECORDER

2018-918284

08/20/2018 02:23 PM

WHEN RECORDED MAIL TO:
W3 A/C LLC
3555 Cherokee Drive
Carson City, NV 89705

MAIL TAX STATEMENTS TO:
Sane as above

Escrow No. 1803852-JN

The undersigned hereby affirms that this document
submitted for recording does not contain the social
security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1419-12-511-015

R.P.T.T. \$ ~~1,988.50~~

SPACE ABOVE FOR RECORDER'S USE ONLY

1891.50
GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Kerstin Gisela Lum, Formerly known as

Kerstin Gisela Pichon, Trustee of The Kerstin Gisela Pichon Family Trust

**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby
Grant, Bargain, Sell and Convey to**

W3 A/C, LLC, a Nevada Limited Liability Company

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

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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

Signature and notary acknowledgement on page two.

The Kerstin Gisela Pichon Family Trust

K Lum
Kerstin Gisela Lum formerly known as
Kerstin Gisela Pichon, Trustee

STATE OF NEVADA
COUNTY OF WASHOE

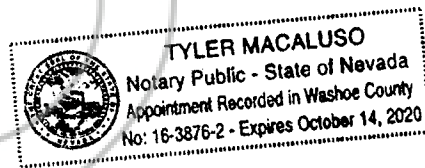
} ss:

This instrument was acknowledged before me on ,
by Kerstin Gisela Lum.

Aug 7 2018

[Signature]
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 01803852.



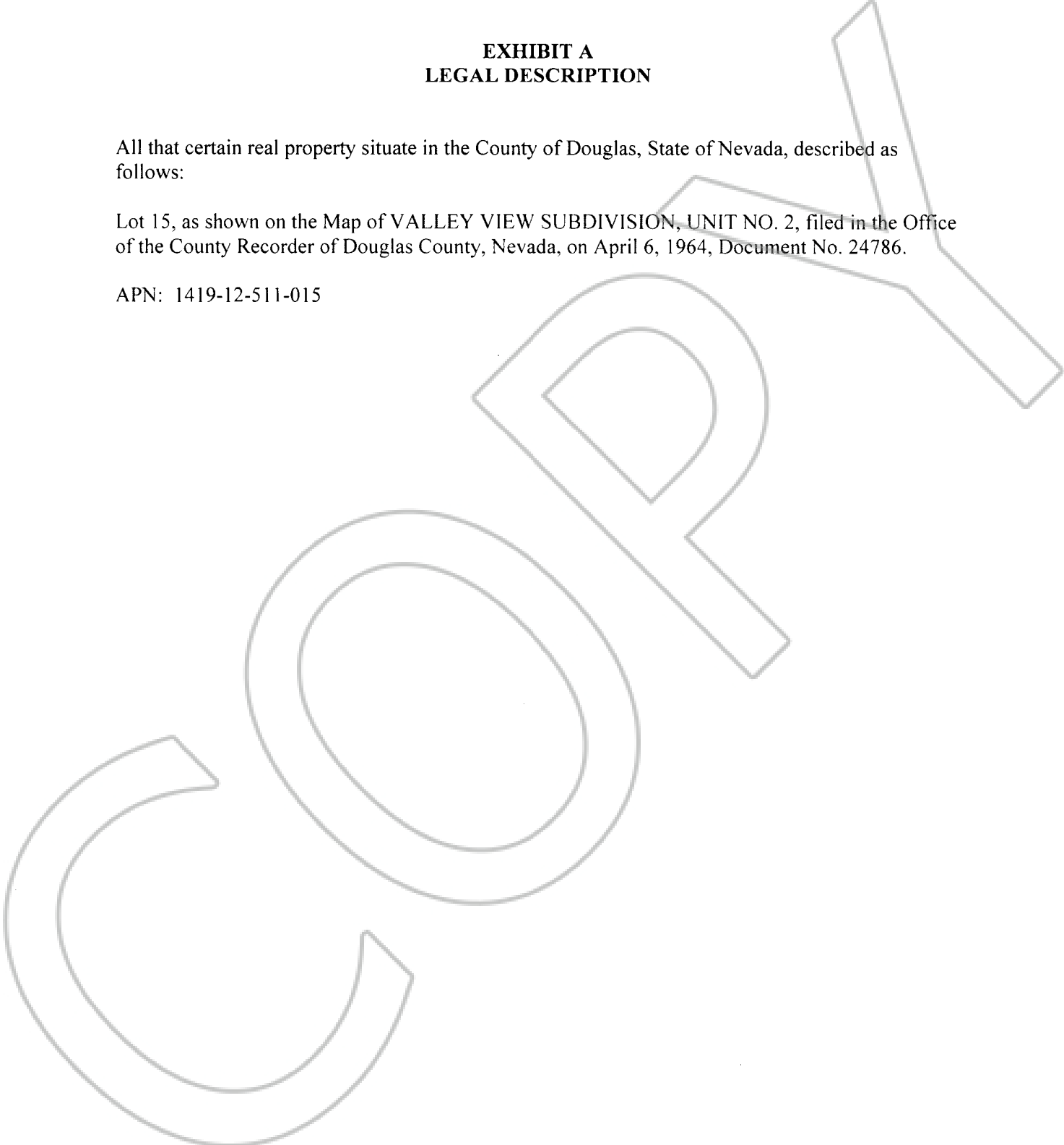
Escrow No. 1803852-JN

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 15, as shown on the Map of VALLEY VIEW SUBDIVISION, UNIT NO. 2, filed in the Office of the County Recorder of Douglas County, Nevada, on April 6, 1964, Document No. 24786.

APN: 1419-12-511-015



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 1419-12-511-015
- 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:

\$485,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value \$485,000.00
 Real Property Transfer Tax Due: **\$1,891.50**

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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 K Lum Capacity Seller
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Kerstin G. Gisela Pichon, Trustee of
The Pichon Family Trust

Print Name: W3AK, LLC

Address: 5950 Grass Valley Rd
Reno, NV 89510
 City, State, Zip

Address: 3555 Cherokee Dr,
Carson City, NV
 City, State Zip 89503

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

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1803852-JN
 Address: 3655 Lakeside Drive
 City, State, Zip: Reno, NV 89509