DOUGLAS COUNTY, NV Rec:\$35.00 Total:\$35.00

MILLWARD LAW, LTD

2018-918312

08/20/2018 04:30 PM

Pgs=2

APN: 1319-19-411-020

When Recorded, Please Return To: Millward Law, Ltd. 1591 Mono Ave Minden, Nevada 89423

Mail Future Tax Statements To: James Richter 435 Bavarian Drive Carson City, NV 89705

The undersigned hereby affirms that this document submitted for recording does not contain any personal information and/or social security number of any person.



KAREN ELLISON, RECORDER

E09

GRANT, BARGAIN AND SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, James Richter, an unmarried man, does hereby grant, bargain, sell and convey to JR Properties Series LLC-Series Benjamin Drive, Grantee, all that real property situated in the County of Douglas, State of Nevada, being Assessor's Parcel No. 1319-19-411-020, specifically described as follows:

LOT 4, IN BLOCK 9, OF KINGSBURY ESTATES UNIT NO. 2, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JUNE 6, 1962, IN BOOK 1 OF MAPS, AS DOCUMENT NO. 20174.

Assessor's Parcel Number(s) 1319-19-411-020

Pursuant to NRS 111.312, the above legal description previously appeared in Grant, Bargain, Sale Deed recorded on September 29, 2015, as Document Number 2015-870317.

TOGETHER with all and singular the tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or in anywise appertaining, and any revisions, remainders, rents, issues of profits thereof.

WITNESS my hand this K day of August, 2018.

James Richter

State of Nevada

) ss.

County of Douglas

This instrument was acknowledged before me on August 4th, 2018, by James Richter.

Notary Public

STATE OF NEVADA	
DECLARATION OF VALUE	
Assessor Parcel Number(s)	
a)1319-19-411-020	^
b)	
c)	\ \
d)	\ \
	\ \
2. Type of Property:	\ \
a) Vacant Land b) ✓ Single Fam. Re	es.
c) Condo/Twnhse d) 2-4 Plex	FOR RECORDERS OPTIONAL USE ONLY
e) Apt. Bldg f) Comm'l/Ind'l	BOOK PAGE
	DATE OF RECORDING:
g) Agricultural h) Mobile Home	NOTES: DO COM A A
i)	GERTICAL OF STATE
3. Total Value/Sales Price of Property:	S
Deed in Lieu of Foreclosure Only (value of property)	
Transfer Tax Value:	<u>\$</u>
Real Property Transfer Tax Due:	3
4. If Exemption Claimed:	
a. Transfer Tax Exemption per NRS 375.090,	Section # 9
	transfer of real property to an LLC and the
individual conveying the property owns	100% of the LLC
5 Dantial Interests Dancantage heing transformed	100.0 %
5. Partial Interest: Percentage being transferred: _1	100.0 %
m 1 1 11 / 11 11	1) C :
	penalty of perjury, pursuant to NRS 375.060 and NRS
375.110, that the information provided is correct to t	
	ntiate the information provided herein. Furthermore, the
	ption, or other determination of additional tax due, may
result in a penalty of 10% of the tax due plus interest	t at 1% per month.
Dunawant to NDS 275 020 the Duvey and Sallay shall be ini-	water and control line links from our additional account and
Pursuant to NRS 375.030, the Buyer and Seller shall be joi	ntiy and severally hable for any additional amount owed.
Signature William /	Capacity Attorney
Signatury hoffing Infelligen	Capacity
Signature	Capacity
Signature	
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
(magenus)	(mbQommb)
Print Name: Jim Richter	Print Name: JR Properties Series LLC-Series Benjamin Drive
Address: 435 Bavarian Drive	Address: 435 Bavarian Drive
City: Carson City	City: Carson City
State: NV Zip: 89705	State: NV Zip: 89705
COMPANY/PERSON REQUESTING RECORDING	
(required if not the seller or buyer)	
Print Name: Millward Law, Ltd.	Escrow #
Address: 1591 Mono Ave.	
City: Minden State: N	
(AS A PUBLIC RECORD THIS FORM	MAY BE RECORDED/MICROFILMED)