

DOUGLAS COUNTY, NV

2018-920588

RPTT:\$604.50 Rec:\$35.00

\$639.50 Pgs=4

10/08/2018 03:21 PM

ETRCO

KAREN ELLISON, RECORDER

APN#: 1420-07-411-036

RPTT: \$604.50

Recording Requested By:

Western Title Company

Escrow No.: 099873-MDD

When Recorded Mail To:

**Pentagon Investment Group,
LLC**

2621 Kayne Avenue

Minden, NV 89423

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



Michele Davis

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,

Sierra Solitude, LLC, a Nevada limited liability company

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

Pentagon Investment Group, LLC, a Nevada limited liability company

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:

See attached Exhibit A

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

Dated: 09/20/2018

Sierra Solitude, LLC

Joel Janson
By Joel Janson, Managing Member

STATE OF *Nevada* }
COUNTY OF *Washoe* } ss

This instrument was acknowledged before me on
Sep. 27, 2018

By Joel Janson.

[Signature]
Notary Public

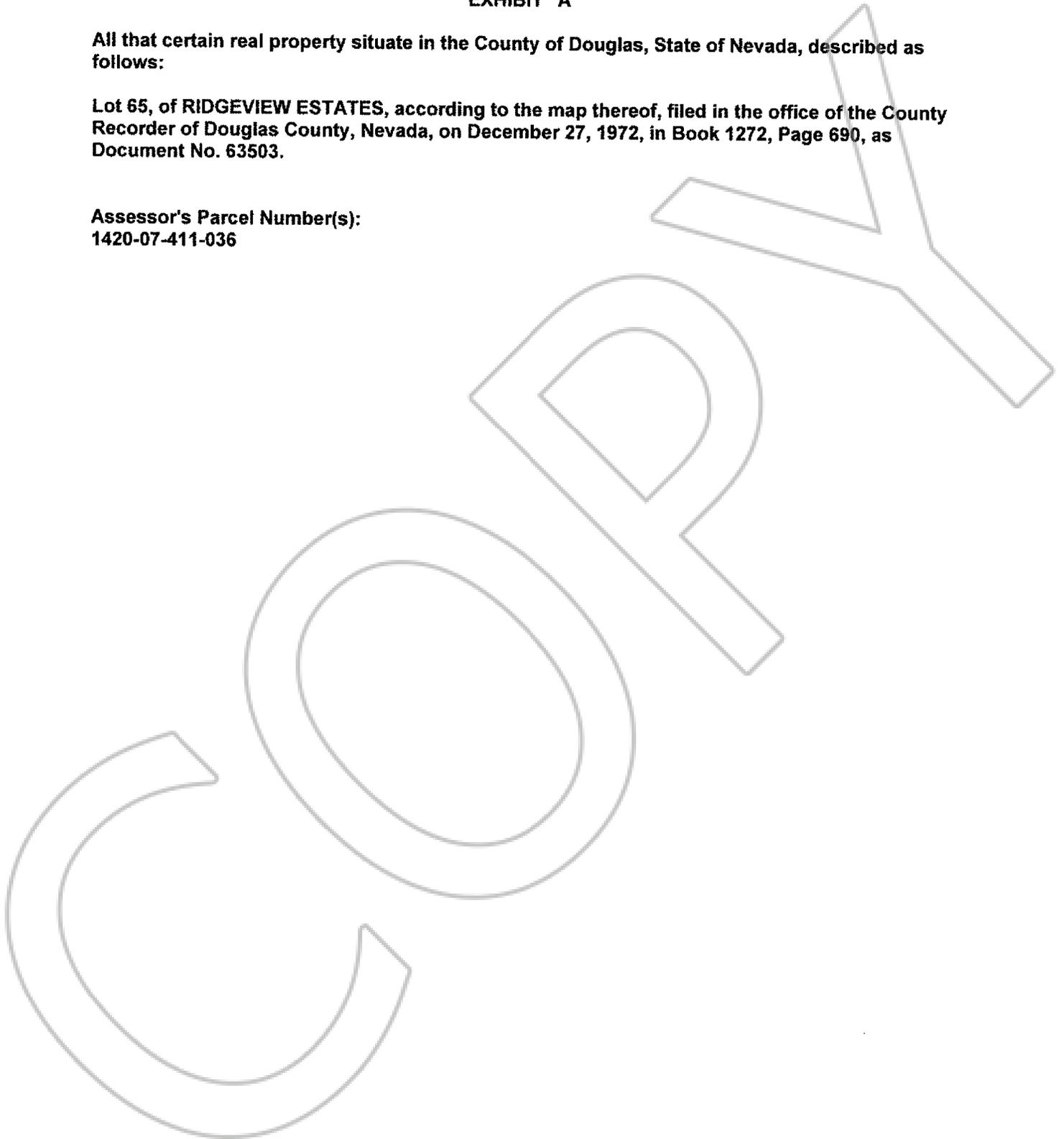


EXHIBIT "A"

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

Lot 65, of RIDGEVIEW ESTATES, according to the map thereof, filed in the office of the County Recorder of Douglas County, Nevada, on December 27, 1972, in Book 1272, Page 690, as Document No. 63503.

**Assessor's Parcel Number(s):
1420-07-411-036**



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1420-07-411-036

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: \$154,900.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$154,900.00
 Real Property Transfer Tax Due: \$604.50

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 Joel Jans Capacity Grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Sierra Solitude, LLC
 Address: 3973 S McCarran Blvd #253
 City: Reno
 State: NV Zip: 89500

Print Name: Pentagon Investment Group, LLC
 Address: 1621 Wayne Ave
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company
 Address: Kietzke Office
5390 Kietzke Ln Suite 101
 City/State/Zip: Reno, NV 89511

Esc. #: 099873-MDD

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