

DOUGLAS COUNTY, NV  
RPTT:\$1712.10 Rec:\$35.00  
\$1,747.10 Pgs=3 10/17/2018 10:06 AM  
ETRCO  
KAREN ELLISON, RECORDER

A PN# : 1022-18-002-041  
RPTT:\$1,712.10

Recording Requested By:  
Western Title Company  
Escrow No.: 099985-ARJ

When Recorded Mail To:  
Timothy Hian  
Marie-Laure H. Hian  
7512 Redhill Way  
Browns Valley, CA 95918-9628

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 \_\_\_\_\_

*Lacha Hill* *[Signature]*

Lacha Hill

Escrow Assistant

**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,

Jason A. Werner and Kimberly Werner, husband and wife as joint tenants

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

Timothy Ilian and Marie-Laure H. Ilian, husband and wife as joint tenants with right of survivorship

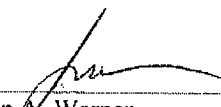
and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas State of Nevada bounded and described as follows:

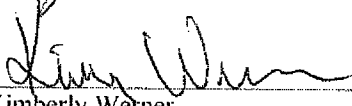
All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 22, in Block B, as shown on the Official Map of HOLBROOK HIGHLANDS, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on March 22, 1978, in Book 378, Page 1422 as Document No. 18825.

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

Dated: 09/28/2018

  
\_\_\_\_\_  
Jason A. Werner

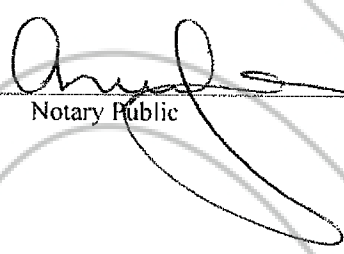
  
\_\_\_\_\_  
Kimberly Werner

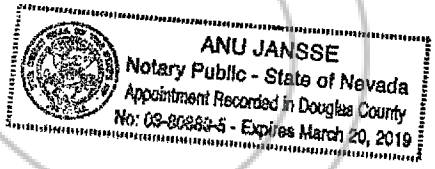
STATE OF Nevada } ss

COUNTY OF Douglas  
This instrument was acknowledged before me on

9/28/18

By Jason A. Werner and Kimberly Werner.

  
\_\_\_\_\_  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1022-18-002-041

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: \$439,000.00  
 Deed in Lieu of Foreclosure Only (value of property) ( )  
 Transfer Tax Value: \$439,000.00  
 Real Property Transfer Tax Due: \$1,712.10

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 [Signature] Capacity Buyer  
 Signature [Signature] Capacity Buyer

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Print Name: Jason A. Werner and Kimberly Werner  
 Address: 3260 Vista Vallata  
 City: Gardnerville  
 State: NV Zip: 89410

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: Timothy Ilian and Marie-Laure H. Ilian  
 Address: 7512 Redhill Way  
 City: Browns Valley  
 State: CA Zip: 95918-9628

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. #: 099985-ARJ

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