

DOUGLAS COUNTY, NV

2018-921923

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=4

11/08/2018 02:37 PM

ETRCO

KAREN ELLISON, RECORDER

E07

APN# : 1023-08-002-001

Exemption #7

Recording Requested By:

Western Title Company

Escrow No.: 100234-WLD

When Recorded Mail To:

Greg L. Ross

4620 Obsidian Drive

Wellington, NV 89444

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



Wendy Dunbar

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,

Greg L. Ross and Susan M. Ross, as trustees of the Ross Trust, dated April 6, 2002 and restated January 26, 2017

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

Greg L. Ross, a married man as his sole and separate property

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Wellington, 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:

A parcel of land situated in Section 8, Township 10 North, Range 23 East, M.D.B.&M., in Douglas County, Nevada, more particularly described as follows:

The Southwest 1/4 of the Southwest 1/4 of Section 8, Township 10 North, Range 23 East, M.D.B.&M., Douglas County, Nevada.

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

Dated: 11/02/2018

Ross Trust

*[Signature]*  
Greg L. Ross, Trustee

*[Signature]*  
Susan M. Ross, Trustee

STATE OF Nevada

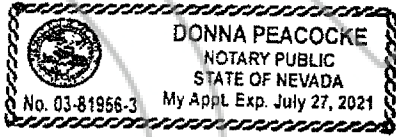
COUNTY OF Douglas

} ss

This instrument was acknowledged before me on  
11-3-18

By Greg L. Ross

*[Signature]*  
Notary Public



STATE OF NEVADA

} s.s.

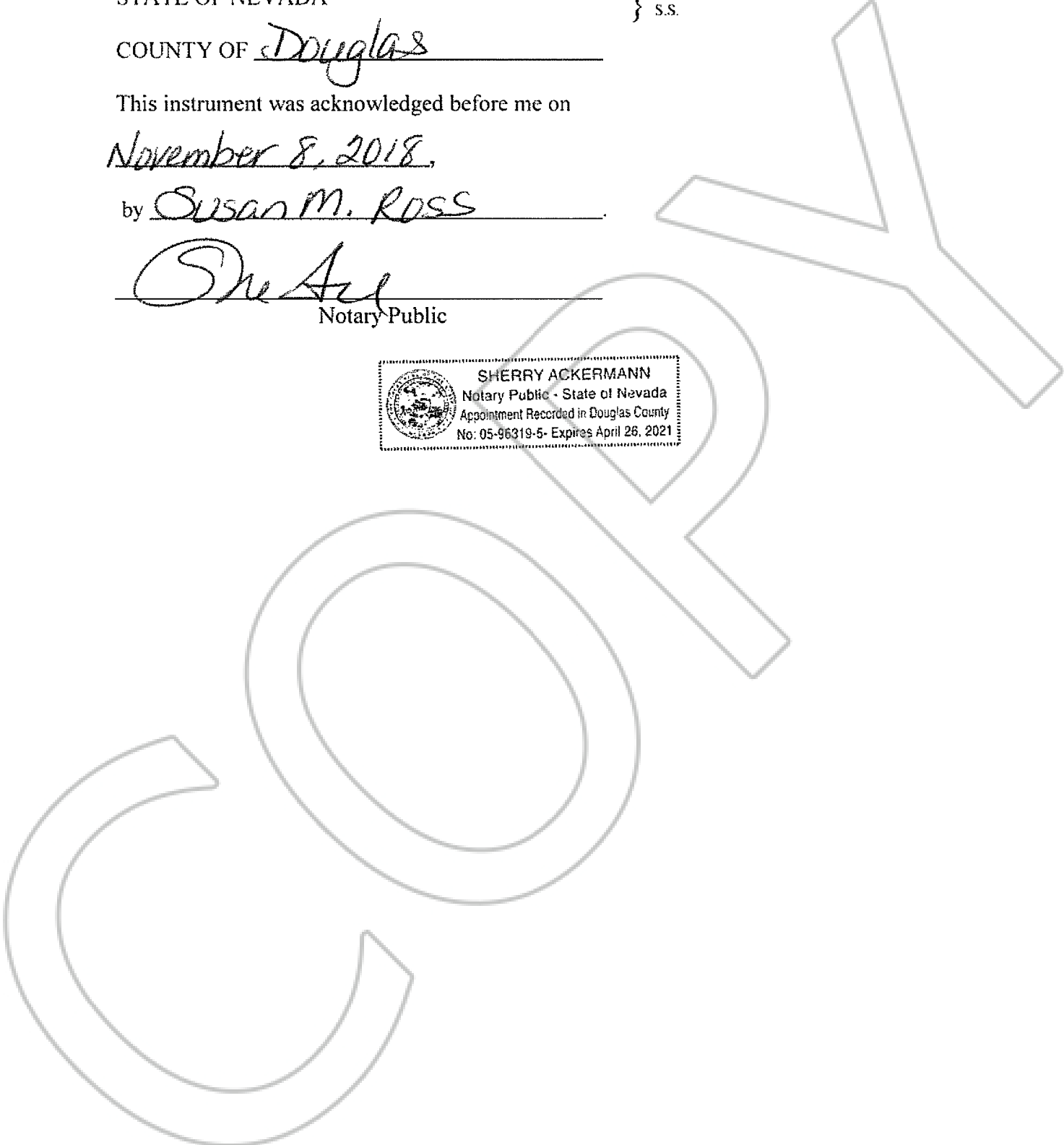
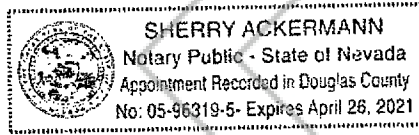
COUNTY OF Douglas

This instrument was acknowledged before me on

November 8, 2018,

by Susan M. Ross

Sherry Ackermann  
Notary Public



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1023-08-002-001

| FOR RECORDERS OPTIONAL USE ONLY |                     |
|---------------------------------|---------------------|
| DOCUMENT/INSTRUMENT #:          | _____               |
| BOOK _____                      | PAGE _____          |
| DATE OF RECORDING:              | _____               |
| NOTES:                          | Verified Trust - JS |

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 \_\_\_\_\_

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: Transfer out of Trust with 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 \_\_\_\_\_ Capacity GRANTOR / GRANTEE  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Print Name: Greg & Susan Ross, Trustee  
 Address: 4620 Obsidian Drive  
 City: Wellington  
 State: NV Zip: 89444

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: Greg L. Ross  
 Address: 4620 Obsidian Drive  
 City: Wellington  
 State: NV Zip: 89444

**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. #: 100234-WLD