

DOUGLAS COUNTY, NV **2018-922448**
RPTT:\$1766.70 Rec:\$35.00
\$1,801.70 Pgs=3 11/20/2018 10:36 AM
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

APN: 1320-33-229-013

Escrow No. 00238286 - 001 - 20
RPTT 1,766.70
When Recorded Return to:
James R. Fairless
1205 Lasso Lane
Gardnerville NV 89410
Mail Tax Statements to:
Grantee same as above

SPACE ABOVE FOR RECORDERS USE

Grant, Bargain, Sale Deed

THIS INDENTURE WITNESSETH: That

KDH Builders The Ranch, LLC, a Nevada Limited Liability Company

In consideration of \$10.00, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to

James R. Fairless and Deborah F. Fairless, husband and wife as joint tenants with right of survivorship

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

See Exhibit A attached hereto and made a part hereof.

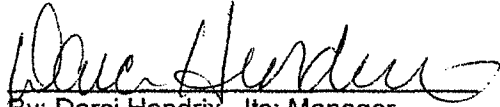
See Acknowledgement attached hereto and made a part hereof.

SPACE BELOW FOR RECORDER

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

Witness my/our hand(s) this 17 day of October, 2018

KDH Builders The Ranch, LLC, a Nevada Limited Liability Company



By: Darci Hendrix, Its: Manager

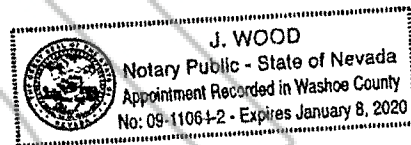
STATE OF NEVADA
COUNTY OF DOUGLAS

This instrument was acknowledged before me on 10-17-18,

By Darci Hendrix



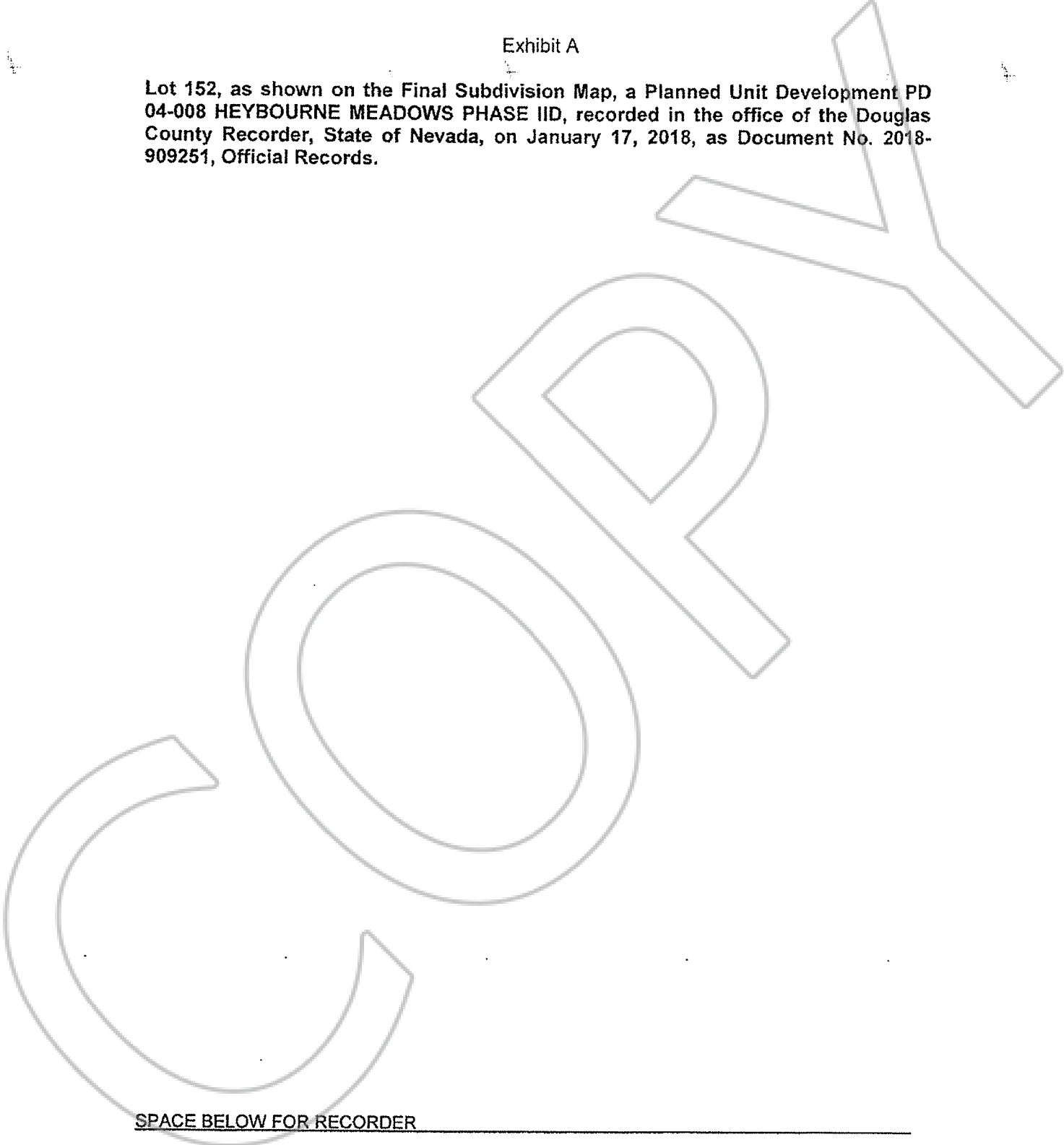
NOTARY PUBLIC



SPACE BELOW FOR RECORDER

Exhibit A

Lot 152, as shown on the Final Subdivision Map, a Planned Unit Development PD 04-008 HEYBOURNE MEADOWS PHASE IID, recorded in the office of the Douglas County Recorder, State of Nevada, on January 17, 2018, as Document No. 2018-909251, Official Records.



SPACE BELOW FOR RECORDER

1. APN: 1320-33-229-013

2. Type of Property:

- a) Vacant Land
- b) Single Fam. Res.
- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apt. Bldg
- f) Comm'/Ind'l
- g) Agricultural
- h) Mobile Home
- i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
Document Instrument No.:	
Book:	Page:
Date of Recording:	
Notes:	

STATE OF NEVADA
DECLARATION OF VALUE

3. Total Value/Sales Price of Property: \$452,503.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$452,503.00
 Real Property Transfer Tax Due: \$ 1,766.70

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 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 <i>[Handwritten Signature]</i>	Capacity <i>Grantor</i>
Signature	Capacity
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(Required)	(Required)
Print Name: KDH Builders The Ranch, LLC	Print Name: James R. Fairless and Deborah Fairless
Address: 5400 Equity Ave.	Address: 1205 Lasso Lane
City/State/Zip: Reno, NV 89502	City/State/Zip: Gardnerville NV 89470

COMPANY REQUESTING RECORDING

Co. Name: First Centennial Title Company of NV	Escrow # 00238286-001
Address: 1450 Ridgeview Dr., Ste. 100 Reno, NV 89519	

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)