

DOUGLAS COUNTY, NV **2019-928433**
RPTT:\$2749.50 Rec:\$35.00
\$2,784.50 Pgs=3 **04/30/2019 09:27 AM**
ETRCO
KAREN ELLISON, RECORDER

APN# : 1419-11-002-011
RPTT: \$2,749.50

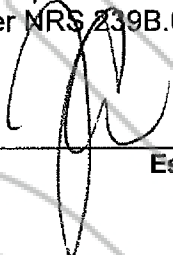
Recording Requested By:
Western Title Company
Escrow No.: 103591-TEA
When Recorded Mail To:
Paul M. Minault
Joni H. Minault
24 Dominican Drive
San Rafael, CA 94901

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



Traci Adams

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,

Roger W. Woodruff, Jr., Successor Trustee of the Sandra A. Woodruff Revocable Trust dated April 9, 1998

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

Paul Mills Minault and Joni Harris Minault, Trustees or successor Trustee of the Minault 2007 Family Trust, dated December 24, 2007

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:

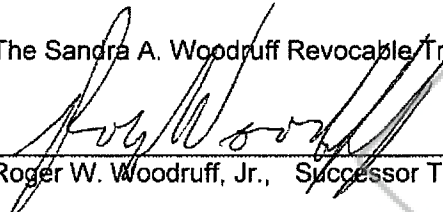
All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 93 of ALPINE VIEW ESTATES NO. 3, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on April 16, 1973, in Book 473, Page 467 as Document No. 65319.

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

Dated: 04/10/2019

The Sandra A. Woodruff Revocable Trust dated April 9, 1998



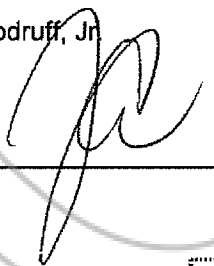
Roger W. Woodruff, Jr., Successor Trustee

STATE OF Nevada }
COUNTY OF Douglas } ss

This instrument was acknowledged before me on

April 23, 2019

By Roger W. Woodruff, Jr



Notary Public

 **TRACI ADAMS**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 89-1891-5 - Expires Jan. 05, 2023

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1419-11-002-011

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
 NOTES: _____

3. Total Value/Sales Price of Property: \$705,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____
 Transfer Tax Value: \$705,000.00
 Real Property Transfer Tax Due: \$2,749.50

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 [Handwritten Signature] Capacity Escrow Office
 Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Roger W. Woodruff, Jr., Successor
 Trustee of the Sandra A. Woodruff
 Revocable Trust dated April 9, 1998
 Address: 1049 Bay Esolanade
 City: Clearwater Beach
 State: FL Zip: 33767

Print Name: Paul M. Minault and Joni H. Minault
 Address: 24 Dominican Drive
 City: San Rafael
 State: CA Zip: 94901

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. #: 103591-TEA