

APN#: 1419-10-001-016

Exemption #3

Recording Requested By:

Western Title Company

Escrow No.: 103513-WLD

When Recorded Mail To:

Robert Alliston and Melani Austin

25915 Bellis Drive

Valencia, CA 91355

Mail Tax Statements to: (deeds only)  
Same as Above



KAREN ELLISON, RECORDER

E03

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

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**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,

Robert Lee Alliston and Melani M. Austin, husband and wife as joint tenants who acquired title as Robert Lee Alliston and Melani M. Austin, husband and wife as joint tnenats

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

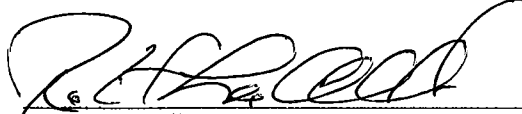
Robert Lee Alliston and Melani M. Austin, husband and wife as joint tenants

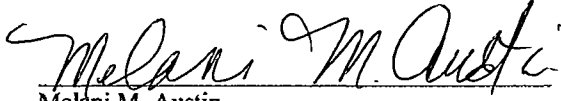
and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Carson City, County of Douglas State of Nevada bounded and described as follows:

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: 05/30/2019

  
\_\_\_\_\_  
Robert Lee Alliston

  
\_\_\_\_\_  
Melani M. Austin

STATE OF CALIFORNIA

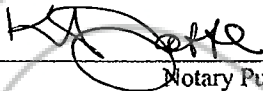
COUNTY OF LOS ANGELES


} ss

This instrument was acknowledged before me on

June 01, 2019

By Robert Lee Alliston and Melani M. Austin

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

 **K. A. JAFFE**  
**COMM. #2227042**  
**Notary Public - California**  
**Los Angeles County**  
**My Comm. Expires Jan. 27, 2022**

**EXHIBIT "A"**

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

**PARCEL 1:**

**Lot 11 of CLEAR CREEK TAHOE – PHASE 1A & 1B, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on November 18, 2016, as File No. 2016-890939, Official Records, as amended by Certificate of Amendment recorded January 23, 2017, as File No. 2017-893667.**

**PARCEL 2:**

**Easements granted in that certain Master Declaration of Covenants, Conditions, and Restrictions and Reservation of Easements for Clear Creek Tahoe, recorded September 27, 2016, as Document No. 2016-888265, Official Records.**

**Assessor's Parcel Number(s):  
1419-10-001-016**

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1419-10-001-016

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: \$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 3  
 b. Explain Reason for Exemption: Correcting spelling of vesting

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 Robert Lee Alliston Capacity Borrower  
 Signature Melani M. Austin Capacity Borrower

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

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

Print Name: Robert Lee Alliston and Melani M. Austin  
 Address: 25915 Bellis Drive  
 City: Valencia  
 State: CA Zip: 91355

Print Name: Robert Lee Alliston and Melani M. Austin  
 Address: 25915 Bellis Drive  
 City: Valencia  
 State: CA Zip: 91355

**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. #: 103513-WLD

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