

A.P.N.: 1420-33-610-022
File No: 143-2565347 (mk)
R.P.T.T.: \$1,560.00

When Recorded Mail To: Mail Tax Statements To:
Onesix LLC
1706 Crowne Way
Minden , NV 89423

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

La Donna L. Hughes a married woman as her sole and separate property

do(es) hereby *GRANT, BARGAIN and SELL* to

Onesix LLC, a Nevada Limited Liability Company

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

LOT 12, IN BLOCK 3, AS SET FORTH ON THE MAP OF MOUNTAIN VIEW ESTATES NO. 2, FILED FOR RECORD OCTOBER 24, 1979, IN BOOK 1079, PAGE 1962, AS DOCUMENT NO. 38123, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA

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

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Date: 05/17/2019

La Donna L. Hughes
La Donna L. Hughes

STATE OF **NEVADA**)
) **ss.**
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on 6-17-19 by
La Donna L. Hughes.

Mary Kelsh
Notary Public
(My commission expires: 11-6-22)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **May 17, 2019** under Escrow No. **143-2565347**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1420-33-610-022
 b) _____
 c) _____
 d) _____

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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$400,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$400,000.00
 d) Real Property Transfer Tax Due \$1,560.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption, per 375.090, Section: _____
 b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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: *N. M. Deere* Capacity: *agent*
 Signature: _____ Capacity: _____

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

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

Print Name: La Donna L. Hughes
 Address: 551 N. Washington
 City: Dietrich
 State: ID Zip: 83324

Print Name: Onesix LLC
 Address: 1706 Crowne Way
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

First American Title Insurance
 Print Name: Company
 Address 1663 US Highway 395, Suite 101
 City: Minden

File Number: 143-2565347 mk/ nm
 State: NV Zip: 89423

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