

DOUGLAS COUNTY, NV  
RPTT:\$1478.10 Rec:\$35.00  
\$1,513.10 Pgs=3  
ETRCO  
KAREN ELLISON, RECORDER

**2019-932055**

07/16/2019 01:30 PM

APN#: 1320-33-818-009  
RPTT: \$1,478.10

Recording Requested By:  
Western Title Company  
Escrow No.: 105493-ARJ

When Recorded Mail To:  
Michael Pietras and Sonia  
Pietras  
1437 Cardiff Drive  
Gardnerville, NV 89410

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

  
Anu Jansse

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,

Matthew Edward Mullis, an unmarried man

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

Michael Pietras and Sonia Pietras, husband and wife as joint tenants, with the right of survivorship

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

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

- Lot 9 in Block A, of CHICHESTER ESTATES PHASE 13 Final Subdivision Map # 1006-13 according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on October 4, 2004, in Book # 1004, at Page 1052, as Document No. 625784.

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

Dated: 07/10/2019

  
Matthew Edward Mullis

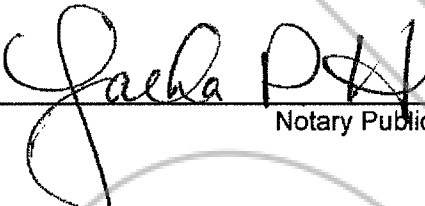
STATE OF NV

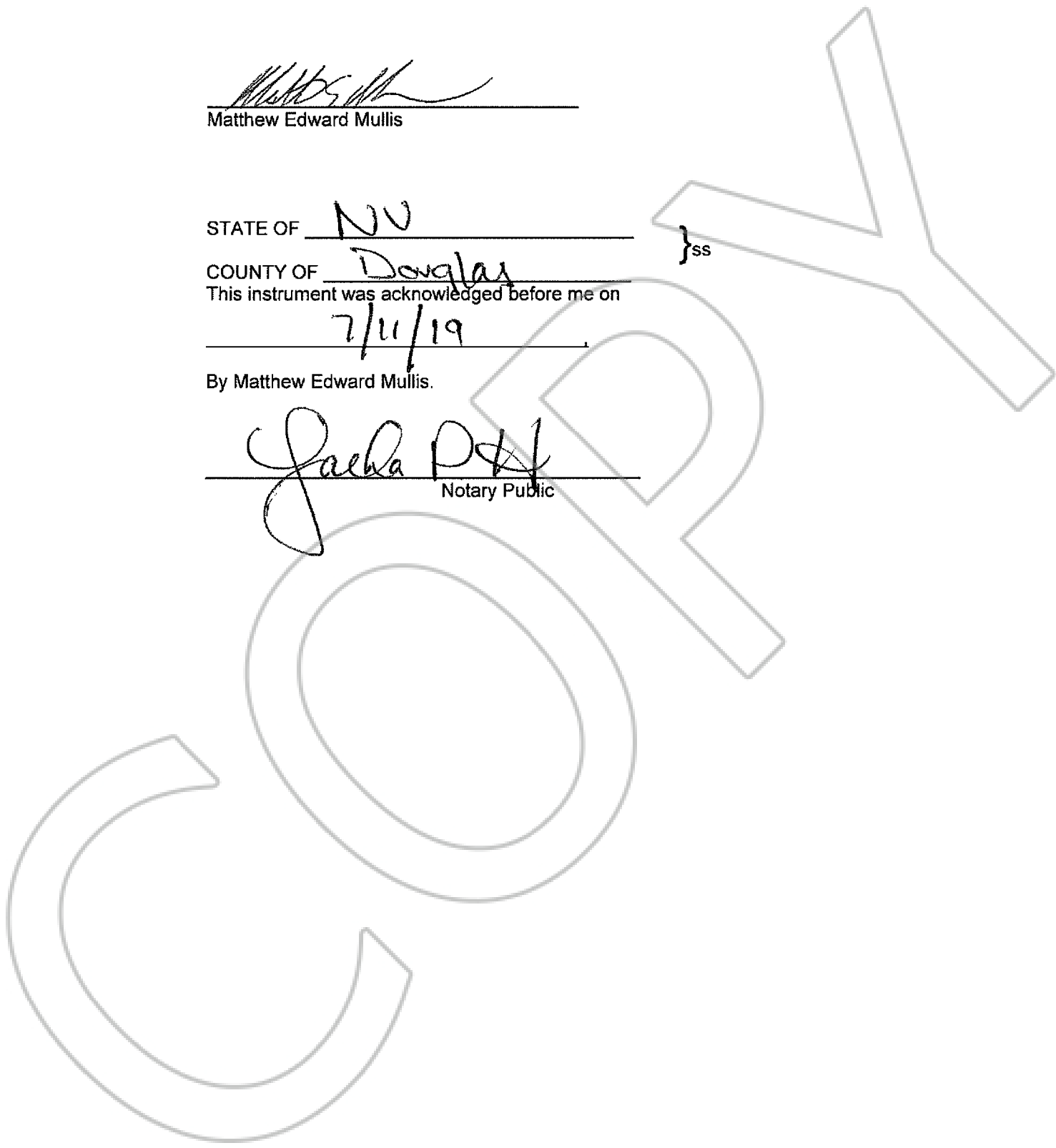
COUNTY OF Douglas

This instrument was acknowledged before me on

7/11/19

By Matthew Edward Mullis.

  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1320-33-818-009

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: \$379,000.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_  
 Transfer Tax Value: \$379,000.00  
 Real Property Transfer Tax Due: \$1,478.10

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 \_\_\_\_\_ Capacity \_\_\_\_\_  
 Signature \_\_\_\_\_ Capacity ESCROW

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

Print Name: Matthew Edward Mullis  
 Address: 191 Arch Drive  
 City: Rotonda West  
 State: FL Zip: 33947

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

Print Name: Michael Pietras and Sonia Pietras  
 Address: 1437 Cardiff Drive  
 City: Gardnerville  
 State: NV Zip: 89410

**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. #: 105493-ARJ