

DOUGLAS COUNTY, NV

2019-933429

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=3

08/13/2019 12:31 PM

ETRCO

KAREN ELLISON, RECORDER

E03

APN#: 1220-22-210-103

RPTT: \$0.00 Exempt# 3

Recording Requested By:

Western Title Company

Escrow No.: 106449-ARJ

When Recorded Mail To:

Scott Timothy Roeder and Angela

Cunha Roeder

722 Lassen Way

Gardnerville, NV 89460

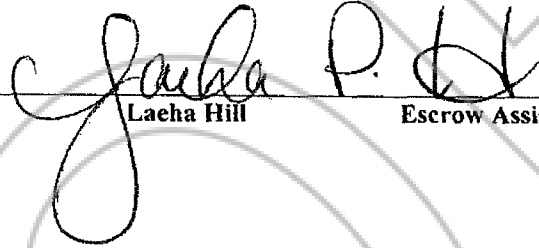
Mail Tax Statements to: (deeds only)

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



Laeha Hill

Escrow Assistant

**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,

Scott T. Roeder, a single man and Angela D. Cunha, a single woman as joint tenants, with right of survivorship

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

Scott Timothy Roeder and Angela Cunha Roeder, husband and wife as joint tenants, with 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:

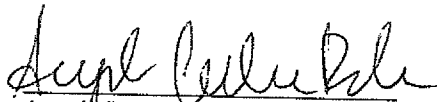
All that real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 658, as shown on the Map of GARDNERVILLE RANCHOS UNIT NO. 6, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on May 29, 1973, in Book 573, Page 1026, as File No. 66512.

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

Dated: 08/02/2019

  
\_\_\_\_\_  
Scott T. Roeder

  
\_\_\_\_\_  
Angela D. Cunha

STATE OF NEVADA

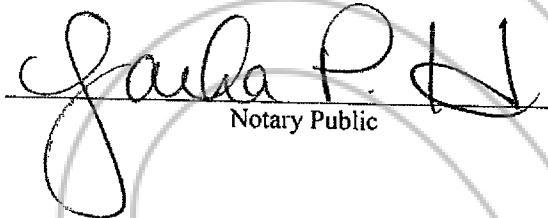
COUNTY OF DOUGLAS


This instrument was acknowledged before me on

8/8/19

} ss

By Scott T. Roeder and Angela D. Cunha .

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

 LAEJA P. HILL  
Notary Public - State of Nevada  
Appointment Recorded in Washoe County  
No: 16-1292-2 - Expires January 20, 2020

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1220-22-210-103

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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>
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: changing the vesting without consideration

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 BSC100

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

Print Name: Scott T. Roeder, a single man and Angela D. Cunha  
 Address: 722 Lassen Way  
 City: Gardnerville  
 State: NV Zip: 89460

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

Print Name: Scott Timothy Roeder and Angela Cunha Roeder  
 Address: 722 Lassen Way  
 City: Gardnerville  
 State: NV Zip: 89460

**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. #: 106449-ARJ

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