

APN# : 1320-30-812-024

RPTT: \$1,111.50

DOUGLAS COUNTY, NV  
RPTT:\$1111.50 Rec:\$35.00  
\$1,146.50 Pgs=3  
08/20/2019 03:04 PM  
ETRCO  
KAREN ELLISON, RECORDER

Recording Requested By:  
Western Title Company

Escrow No.: 106737-WLD  
When Recorded Mail To:  
Linda J. Blaney  
985 Aspen Grove Circle  
Minden, NV 89423

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



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,

Lynne Roldao, a widow

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

Linda J. Blaney, an unmarried woman

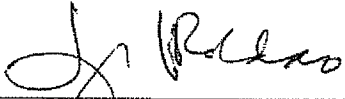
and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Minden, County of Douglas State of Nevada bounded and described as follows:

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

Lot 11 in Block B, as shown on the map of MOUNTAIN GLEN, PHASE I, in the County of Douglas, State of Nevada, filed in the office of the Douglas County Recorder on December 28, 1987 as File No. 169542.

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

Dated: 08/08/2019


  
\_\_\_\_\_  
Lynne Roldao

STATE OF Nevada  
COUNTY OF Douglas  
This instrument was acknowledged before me on  
August 9, 2019

} ss

By Lynne Roldao.

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

 SHERRY ACKERMANN  
Notary Public - State of Nevada  
Appointment Recorded in Douglas County  
No: 05-96319-5- Expires April 26, 2021

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1320-30-812-024

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 \_\_\_\_\_

|  |
|--|
| <p><b>FOR RECORDERS OPTIONAL USE ONLY</b></p> <p>NOTES: _____</p> <p>_____</p> |
|--|

|  |              |
|--|--------------|
| 3. Total Value/Sales Price of Property:              | \$285,000.00 |
| Deed in Lieu of Foreclosure Only (value of property) | (            |
| Transfer Tax Value:                                  | \$285,000.00 |
| Real Property Transfer Tax Due:                      | \$1,111.50   |

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 <u>[Signature]</u> | Capacity <u>Grantor</u> |
| Signature _____              | Capacity _____          |

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

Print Name: Lynne Roldao  
Address: 963 Topsy Lane She 306 #160  
City: Carson City  
State: NV                      Zip: 89705

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

Print Name: Linda J. Blaney  
Address: 985 Aspen Grove  
City: Minden  
State: NV                      Zip: 89423

**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. #: 106737-WLD

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