

DOUGLAS COUNTY, NV
RPTT:\$1443.00 Rec:\$35.00
\$1,478.00 Pgs=4
ETRCO
KAREN ELLISON, RECORDER

2019-936342

10/08/2019 02:57 PM

APN#: 1320-33-817-006
RPTT: \$1,443.00

Recording Requested By:
Western Title Company
Escrow No.: 108392-TEA

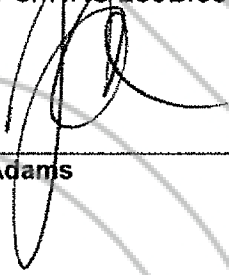
When Recorded Mail To:
Kathleen Tadich
P.O. Box 1361
Minden, NV 89423

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



Traci Adams

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,

Cynthia S. Egan, Successor Trustee of the Timothy J. Egan and Cynthia S. Egan Revocable Trust dated February 22, 2006, as to an undivided fifty percent (50%) interest and Bruce R. Sutherland and Pamela T. Powell Sutherland, as Trustees of the BPT Sutherland 2015 Trust, established January 7, 2015, as to an undivided fifty percent (50%) interest

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

Kathleen Tadich, an unmarried woman

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

Lot 6 in Block B, as shown on the Final Map # 1006-12 of CHICHESTER ESTATES PHASE 12, recorded January 8, 2004, in Book 0104, of Official records, at Page 2012, Document No. 601490, Douglas County, Nevada.

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

Dated: 09/19/2019

The Timothy J. Egan and Cynthia S. Egan Revocable Trust dated February 22, 2006

Cynthia S. Egan
Cynthia S. Egan, Successor Trustee

The BPT Sutherland 2015 Trust , established January 7, 2015

Bruce R. Sutherland, Trustee
Bruce R. Sutherland, Trustee

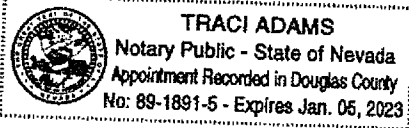
Pamela T. Powell, TRUSTEE
Pamela T. Powell Sutherland, Trustee

STATE OF *Nevada* }
COUNTY OF *Douglas* } ss

This instrument was acknowledged before me on
10/1/19

By Cynthia S. Egan, ~~Bruce R. Sutherland~~ and
~~Pamela T. Powell.~~

[Signature]
Notary Public



ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Placer)

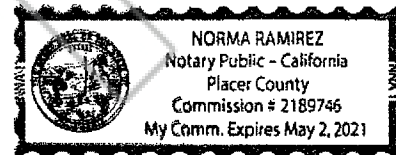
On Sept. 24, 2019 before me, Norma Ramirez, notary public
(insert name and title of the officer)

personally appeared Bruce R. Sutherland & Pamela T. Powell Sutherland
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Norma Ramirez* (Seal)



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1320-33-817-006

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: \$370,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$370,000.00
 Real Property Transfer Tax Due: \$1,443.00

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 [Signature] Capacity Escrow Assistant
 Signature _____ Capacity _____

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

Print Name: Cynthia S. Egan, Successor Trustee of the Timothy J. Egan and Cynthia S. Egan Revocable Trust dated February 22, 2006 and Bruce R. Sutherland and Pamela T. Powell Sutherland, as Trustees of the BPT Sutherland 2015 Trust, established January 7, 2015
 Address: 1321 Santa Cruz Dr
 City: Minden
 State: NV Zip: 89423

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

Print Name: Kathleen Tadich
 Address: _____
 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 Esc. #: 108392-TEA
 Address: Douglas Office
1362 Highway 395, Ste. 109
 City/State/Zip: Gardnerville, NV 89410