

DOUGLAS COUNTY, NV **2019-93666**
RPTT:\$2223.00 Rec:\$35.00
\$2,258.00 Pgs=3 10/15/2019 02:21 PM
ETRCO
KAREN ELLISON, RECORDER

APN# : 1220-13-801-031
RPTT: \$2,223.00

Recording Requested By:
Western Title Company
Escrow No.: 108054-TEA

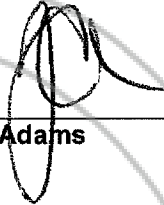
When Recorded Mail To:
Donald P. Kavanagh
Holliane Kavanagh
986 Farrier Court
Gardnerville, NV 89410

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



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,

Barry T. Smith and Robin V. Reedy, husband and wife as joint tenants with right of survivorship and not as tenants in common

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

Donald P. Kavanagh and Holliane Kavanagh, 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 certain real property situate in the County of Douglas, State of Nevada, described as follows:

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, being a portion of the Southeast 1/4 of Section 13, Township 12 North, Range 20 East, M.D.B.&M., more particularly described as:

Parcel 15-C-2 of Parcel Map No. 2 for RAYMOND M. SMITH AND SCOTT M. SMITH, INC., a Nevada corporation recorded in the office of the County Recorder on July 18, 1994, in Book 794, at Page 2458, as Document No. 342034, Official Records.

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

Dated: 09/11/2019

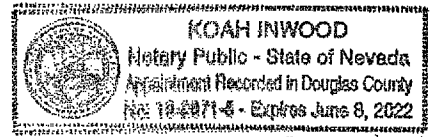
Barry T. Smith
Barry T. Smith
Robin V. Reedy
Robin V. Reedy

STATE OF Nevada }
COUNTY OF Douglas } ss

This instrument was acknowledged before me on
October 7, 2019

By Barry T. Smith and Robin V. Reedy.

[Signature]
Notary Public



No 18-2571-5 expires June 8, 2022

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1220-13-801-031

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: \$570,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$570,000.00
 Real Property Transfer Tax Due: \$2,223.00

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: Barry T. Smith and Robin V. Reedy
 Address: P.O. Box 1442
 City: Gardnerville
 State: NV Zip: 89410

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

Print Name: Donald Kavanagh and Holliane Kavanagh
 Address: 986 Farrier Court
 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. #: 108054-TEA

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