

DOUGLAS COUNTY, NV **2019-937418**
RPTT:\$4641.00 Rec:\$35.00
\$4,676.00 Pgs=3 10/31/2019 11:58 AM
ETRCO
KAREN ELLISON, RECORDER

APN#: 1318-24-701-010
RPTT: 4,641.00

Recording Requested By:
Western Title Company
Escrow No.: 108593-CRF
When Recorded Mail To:
Nicolas Gonzalez
2110 E VISTA MESA WAY
ORANGE, CA 92867

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



Colleen Felix

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,

Mark Harding and Teresa Barker, husband and wife, as joint tenants

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

Nicolas Gonzalez, a married man as his sole and separate property

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Stateline, 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 portion of the Southeast 1/4 of the Northeast 1/4 of the Southeast 1/4 of Section 24, Township 13 North, Range 18 East, M.D.M., and all that portion of the West 1/2 of Section 19, Township 13 North, Range 19 East, M.D.M.:

Commencing at the 1/4 corner common to Section 24, Township 13 North, Range 18 East, and Section 19, Township 13 North, Range 19 East, thence South 00°02'27" East 634.90 feet; thence South 62°00'28" East 13.30 feet to the True Point of Beginning;

thence South 38°00'24" West 127.85 feet;
thence along a curve concave to the North having a radius of 195.00 feet, a central angle of 134°12'35", and an arc length of 456.77 feet, the chord of said curve bears North 74°53'18" West 359.28 feet;
thence South 89°39'55" East 299.40 feet;
thence North 71°23'14" East 92.23 feet;
thence South 62°00'28" East 43.91 feet to the True Point of Beginning.

The basis of bearing for this description is the bearing N 00°02'27" W per that Record of Survey, filed for record on November 5, 1990 as Document No. 238109.

NOTE: The above metes and bounds description appeared previously in that certain Quitclaim Deed recorded in the office of the County Recorder of Douglas County, Nevada on February 14, 2014, in Book 214, Page 2726 as Document No. 838385 of 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: 10/30/2019



Mark Harding



Teresa Barker

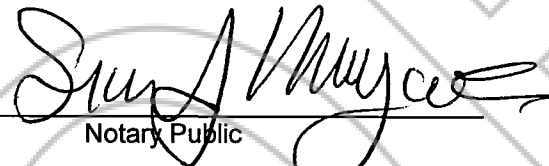
STATE OF NV } ss

COUNTY OF WASHOE }

This instrument was acknowledged before me on

10-30-2019

By Mark Harding and Teresa Barker.



Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1318-24-701-010

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: _____ _____ _____
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3. Total Value/Sales Price of Property: \$1,190,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$1,190,000.00
 Real Property Transfer Tax Due: 4,641.00

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
 Signature _____ Capacity _____

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

Print Name: Mark Harding and Teresa Barker
Address: PO BOX 6103
City: STAELINE
State: NV **Zip:** 89449

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

Print Name: Nicolas Gonzalez
Address: 2110 E VISTA MESA WAY
City: ORANGE
State: CA **Zip:** 92867

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company
Address: South Kietzke Branch
 5470 Kietzke Ln., Ste. 230
City/State/Zip: Reno, NV 89511

Esc. #: 108593-CRF