

DOUGLAS COUNTY, NV

**2019-940209**

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=3

12/26/2019 02:17 PM

ETRCO

KAREN ELLISON, RECORDER

E07

APN#: 1318-22-002-044

RPTT: \$0.00 #7

**Recording Requested By:**

Western Title Company

**Escrow No.: 106055-AMG**

**When Recorded Mail To:**

The Jennell L Peck Revocable Living  
Trust dated April 9, 2008

**5875 Meacham**

**Washoe Valley, NV 89704**


**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**

  
\_\_\_\_\_  
Amy Gutierrez Escrow Officer

This document is being  
recorded as an  
accommodation only.

\_\_\_\_\_  
**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,

Jennell L. Peck, Trustee of The Jennell L. Peck Revocable Living Trust dated April 9, 2008

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

161 Kahle Dr LLC, a Nevada Domestic Limited Liability Company

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:

Lot 58 in Block 2 of Oliver Park, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on February 2, 1959, Document No. 14034.

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

Dated: 12/17/2019

The Jennell L. Peck Revocable Living Trust dated April 9, 2008

Jennell L. Peck  
Jennell L. Peck, Trustee

STATE OF Nevada }  
COUNTY OF Carson City } ss  
This instrument was acknowledged before me on  
12/23/19

By Jennell L. Peck

[Signature]  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1318-22-002-044

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:  
Verified Trust - JS

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 7  
 b. Explain Reason for Exemption: Deeding into LLC 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 [Handwritten Signature] Capacity Agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: The Jennell L Peck Revocable Living Trust dated April 9, 2008  
 Address: 5875 Meacham St  
 City: Washoe Valley  
 State: NV Zip: 89704

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

Print Name: 161 Kahle Dr LLC, a Nevada Domestic Limited Liability Company  
 Address: 5875 Meacham  
 City: Washoe Valley  
 State: NV Zip: 89704

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: eTRCo. LLC. On behalf of Western Title Company  
 Address: Carson Office  
2310 S. Carson St, Suite 5A  
 City/State/Zip: Carson City, NV 89701

Esc. #: 106055-AMG

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