

DOUGLAS COUNTY, NV
RPTT:\$748.80 Rec:\$40.00
\$788.80 Pgs=3
SIGNATURE TITLE - ZEPHYR COVE
KAREN ELLISON, RECORDER

2020-945992

05/13/2020 01:32 PM

APN: 1318-10-311-002

RECORDING REQUESTED BY:
SIGNATURE TITLE COMPANY LLC
212 ELKS POINT ROAD, SUITE 445, PO
BOX 10297
ZEPHYR COVE, NV 89448

**MAIL RECORDABLE DOCS AND
Tax Statements to:**
Rosemary Becerra
PO Box 6586
Stateline, NV 89449

ESCROW NO: 11000897-JML

RPTT \$ 748.80

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Options Research LLC, a Nevada Limited Liability Company**
as to 50% interest

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant,
Bargain, Sell, and Convey to:

Rosemary Becerra an unmarried women and Kenneth R. Trester an unmarried man as joint tenants

all that real property situated in the unincorporated area of Zephyr Cove, County of Douglas, State of Nevada,
described as follows:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in
anywise appertaining.


Kenneth R. Trester, Manager

STATE OF NEVADA
COUNTY OF Douglas

} ss:

This instrument was acknowledged before me on 05/11/2020.

~~by Rosemary Trester and~~ Kenneth R. Trester.


Notary Public Donna Peacocke (seal)

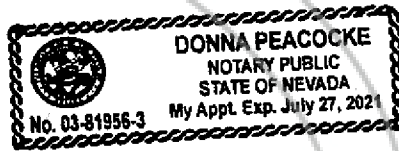
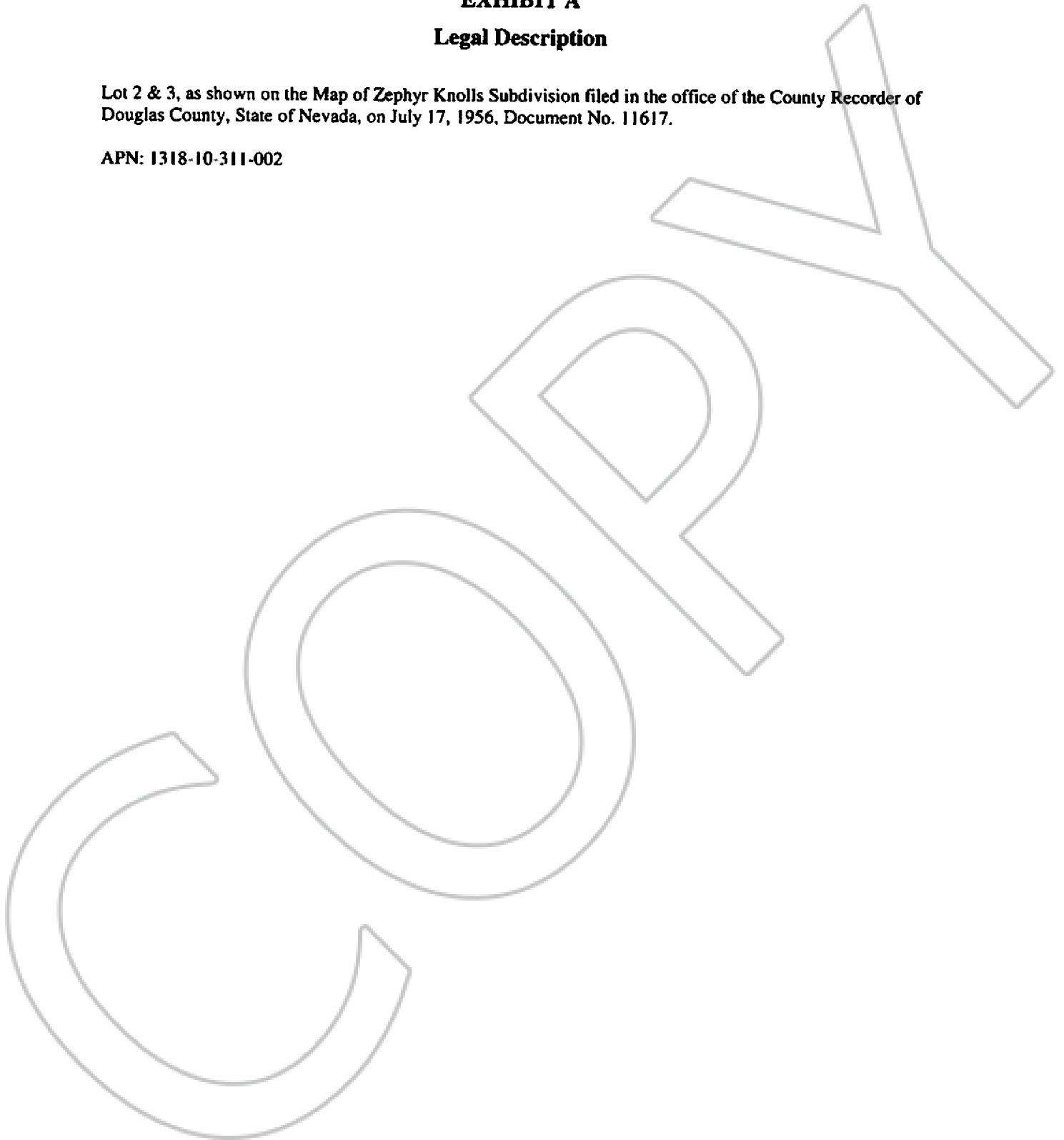


EXHIBIT A
Legal Description

Lot 2 & 3, as shown on the Map of Zephyr Knolls Subdivision filed in the office of the County Recorder of Douglas County, State of Nevada, on July 17, 1956, Document No. 11617.

APN: 1318-10-311-002



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1318-10-311-002
 b. _____
 c. _____
 d. _____

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	
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property: \$ 384,000 -
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 192,000 -
 d. Real Property Transfer Tax Due: \$ 748.80

4. **If Exemption Claimed**
 a. Transfer Tax Exemption, per NRS 375.090, Section _____
 b. Explain Reason for Exemption: Required by Lender to Remove LLC for Financing Purposes
 5. Partial Interest: Percentage being transferred: 50%

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 _____ Capacity Grantor
 Signature _____ Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Options Research LLC
 Address: PO Box 6586
 City: Stateline
 State: NV Zip: 89449

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Rosemary Becerra
 Address: PO Box 6586
 City: Stateline
 State: NV Zip: 89449

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Signature Title Company LLC Escrow No.: 11000897-110-JML
 Address: 212 Elks Point Road, Suite 445, PO Box 10297
 City, State, Zip: Zephyr Cove, NV 89448

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED