

APN# : 1420-34-111-009
RPTT: 1,989.00

DOUGLAS COUNTY, NV
RPTT:\$1989.00 Rec:\$40.00
\$2,029.00 Pgs=3
ETRCO
KAREN ELLISON, RECORDER

2020-947345

06/08/2020 03:40 PM

Recording Requested By:
Western Title Company
Escrow No.: 114009-ARJ

When Recorded Mail To:
William Lawrie and Stephanie
Marie Russo
2775 Kayne Avenue
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 _____

Anu Jansse

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,

Kyle D. Hamilton, Successor Trustee The Hamilton Family 2000 Trust

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

William Lawrie and Stephanie Marie Russo, 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 Minden, 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 5, in Block A, as shown on the Final Map of MOUNTAIN VIEW ESTATES UNIT 5, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on April 13, 1990, in Book 490, Page 1895, as Document No. 223928, 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: 05/11/2020

The Hamilton Family 2000 Trust

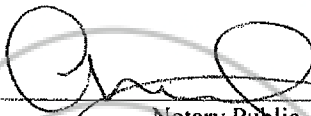


Kyle D. Hamilton, Successor Trustee

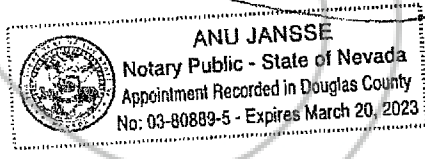
STATE OF Nevada } ss
COUNTY OF Douglas
This instrument was acknowledged before me on

5/13/2020

By Kyle D. Hamilton.



Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1420-34-111-009

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: \$510,000.00
 Deed in Lieu of Foreclosure Only(value of property) (_____)
 Transfer Tax Value: \$510,000.00
 Real Property Transfer Tax Due: \$1,989.00

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 *Kyle D. Hamilton* Capacity escrow
 Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Kyle D. Hamilton, Sole Trustee The
 Hamilton Family 2000 Trust
 Address: 155 Sundance Lane
 City: Smith
 State: NV Zip: 89430

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: William Lawrie and Stephanie
 Russo-Lawrie
 Address: 2775 Kayne Avenue
 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
 Address: Douglas Office
1362 Highway 395, Ste. 109
 City/State/Zip: Gardnerville, NV 89410

Esc. #: 114009-ARJ