

DOUGLAS COUNTY, NV

2020-947607

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

06/12/2020 11:37 AM

ETRCO

KAREN ELLISON, RECORDER

E03

APN#: 1320-32-710-008

Exemption #3

Recording Requested By:

Western Title Company

Escrow No.: 115510-SLA

When Recorded Mail To:

Susan Elizabeth Kent and James

Albert Kent

1517 Hussman Avenue

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



Sherry Ackermann

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,

Susan E. Kent who acquired title as Susan E. Avey and James A. Kent, wife and husband as joint tenants

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

Susan E. Kent and James A. Kent, wife and husband as joint tenants

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:

Lot 8, in Block A, as shown on the map entitled "SIERRA MEADOWS SUBDIVISION PHASE II" filed in the office of the County Recorder of Douglas County, Nevada on November 21, 1977 as Document No. 15229.

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

Dated: 06/08/2020

*Susan E. Kent*

Susan E. Kent

*James A. Kent*

James A. Kent

STATE OF Nevada

COUNTY OF Douglas

} ss

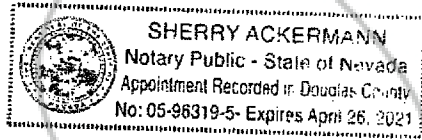
This instrument was acknowledged before me on

June 8, 2020

By Susan E. Kent and James A. Kent

*Sherry Ackermann*

Notary Public



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
a) 1320-32-710-008

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: \$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 3  
b. Explain Reason for Exemption: changing vesting with no 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 Sue Ace Capacity ESCROW  
Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Susan E. Kent and James A. Kent  
Address: 1517 Hussman Ave.  
City: Gardnerville  
State: NV Zip: 89410

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

Print Name: Susan E. Kent and James A. Kent  
Address: 1517 Hussman Ave.  
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. #: 115510-SLA