

DOUGLAS COUNTY, NV

2020-947995

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

06/22/2020 11:07 AM

ETRCO

KAREN ELLISON, RECORDER

E07

APN#: 1319-18-410-006  
RPTT: \$0.00

Recording Requested By:  
Western Title Company

Escrow No.: 114186-KDJ

When Recorded Mail To:

Patricia Mosby  
456 Barrett Drive  
Stateline NV 89449

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

  
\_\_\_\_\_  
Kayla Jacobsen

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,

Patricia Mosby, managing trustee of the Sunset Colors Trust dated November 20, 2000

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

Patricia Mosby, an unmarried woman

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 8 as shown on the map of KINGSBURY VILLAGE NO. 2, filed in the office of the County Recorder of Douglas County, State of Nevada, on June 14, 1962 in Book 1 of Maps, as Document No. 20221, and amended July 10, 1963 in Book 1 of Maps, as Document No. 22953, Official Records of Douglas County, Nevada.

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

Dated: 06/10/2020

Sunset Colors Trust dated November 20, 2000

Patricia Mosby  
Patricia Mosby, Managing Trustee

STATE OF Nevada }  
COUNTY OF Carson City } ss  
This instrument was acknowledged before me on  
June 16, 2020

By Patricia Mosby.

Stephanie Munoz  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1319-18-410-006

2. Type of Property:  
 a)  Vacant Land  
 c)  Condo/Twnhse  
 e)  Apt. Bldg  
 g)  Agricultural  
 i)  Other \_\_\_\_\_  
 b)  Single Fam. Res.  
 d)  2-4 Plex  
 f)  Comm'l/Ind'l  
 h)  Mobile Home

**FOR RECORDERS OPTIONAL USE ONLY**  
 NOTES: 6/22/20 Trust Ok~AB

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 out of the trust 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 *[Signature]* Capacity *[Signature]*  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

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

Print Name: Sunset Colors Trust dated November 20, 2000  
 Address: 456 Barrett Drive  
 City: Stateline  
 State: NV Zip: 89449

Print Name: Patricia Mosby  
 Address: 456 Barrett Drive  
 City: Stateline  
 State: NV Zip: 89449

**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. #: 114186-KDJ

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