

DOUGLAS COUNTY, NV

2020-950123

RPTT:\$0.00 Rec:\$40.00

07/31/2020 01:42 PM

\$40.00 Pgs=3

ETRCO

KAREN ELLISON, RECORDER

E05

APN# : 1220-24-810-008

RPTT: \$-0-

Recording Requested By:

Western Title Company

Escrow No. 116033-KDJ

When Recorded Mail To:

Justin J. Krische

600 Mustang Lane

Gardnerville, NV 89410

Mail Tax Statements to: (deeds only)

Same as Above

(space above for Recorder's use only)

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*

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 Kayla Marie Krische, a married woman, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Justin J. Krische, a married man as his sole and separate property all that real property situated in the City of Gardnerville, County of Douglas, State of Nevada described as follows:

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Being a portion of the Southeast Quarter of the Southeast Quarter of Section 24, Township 12 North, Range 20 East, M.D.B. & M., described as follows:


COMMENCING at the centerline intersection of Palomino Lane and Mustang Lane, as shown on the Map of Ruhenstroth Ranchos, filed in the Office of the County Recorder of Douglas County, Nevada; thence West, along the center line of Palomino Lane 330.81 feet; thence South along the Easterly line of Lots 32 and 33 as shown on said map and the extension thereof a distance of 1,160.40 feet to the most Southerly corner of Parcel conveyed to Evelyn N. Lipe by Deed recorded October 3, 1966 in Book 44 of Official Records, Page 724, Douglas County, Nevada; thence South 66 23'52" East along the Southwesterly line of said Lipe Parcel and extension thereof a distance of 464.35 feet to a point on the Westerly line of a roadway known as Morgan Circle, the TRUE POINT OF BEGINNING; thence along the Westerly line of said roadway the following courses and distances; along a curve 70 feet to the left, the tangent of which bears North 30°00' East, having a radius of 149 feet through a central angle of 27°57'47" for an arc distance of 72.72 feet to a point of reverse curvature, thence along curve to the right having a radius of 225 feet through a central angle of 31 29'24" an arc distance of 123.66 feet to a point of reverse curvature; thence along a curve to the left having a radius of 25 feet through a central angle of 95 11'37" for an arc distance of 41.54 feet to a point on the Southwesterly line of a roadway known as Mustang Lane; thence, along the Southwesterly line of said roadway, the two following courses and distances, North 61 40" West a distance of 104.97 feet and along a curve to the right, the tangent of which bears the last described course, having a radius of 300 feet through a central angle of 7 10' for an arc distance of 37.52 feet; thence leaving said roadway, South 35 30' West, a distance of 241.34 feet; thence South 66 23'52" East a distance of 235.92 feet to the TRUE POINT OF BEGINNING.

NOTE: The above metes and bounds description appeared previously in that certain Deed recorded in the office of the County Recorder of Douglas County, Nevada on June 7, 1996, in Book 696, Page 1050 as Document No. 389545 of Official Records.

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

Grantor and Grantee are wife and husband. It is the intention of Grantor that Grantee shall henceforth have and hold said real property as his sole and separate property. By this conveyance, Grantor releases any community interest that she might now have or be presumed to hereafter acquire in the above described property.

Dated: 07/30/2020

  
\_\_\_\_\_  
Kayla Marie Krische

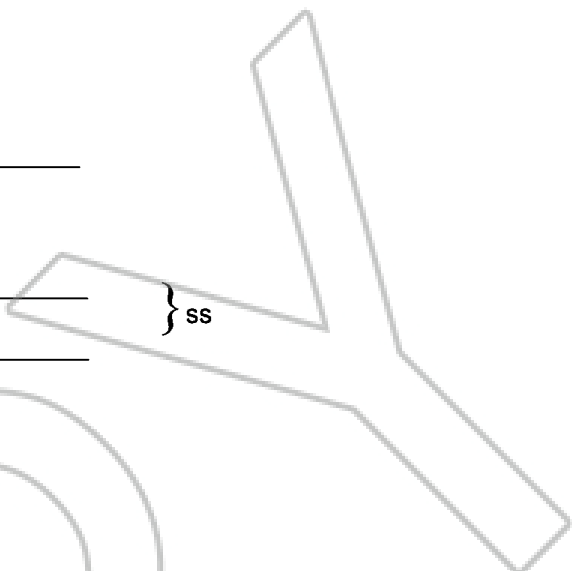
STATE OF Nevada \_\_\_\_\_


COUNTY OF Carson City \_\_\_\_\_

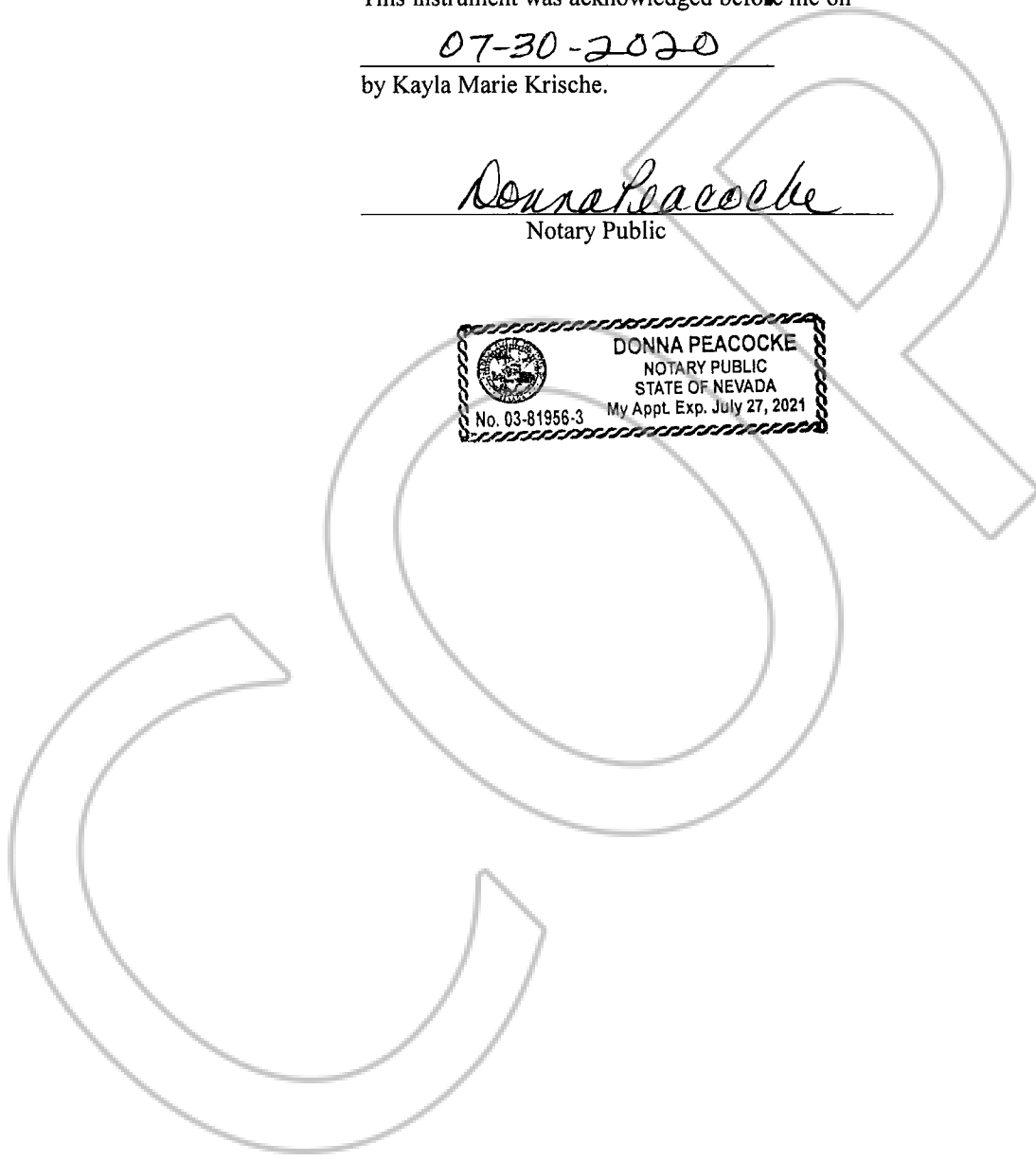
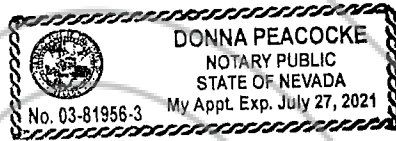
This instrument was acknowledged before me on

07-30-2020

by Kayla Marie Krische.



  
\_\_\_\_\_  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1220-24-810-008

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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>
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 5  
 b. Explain Reason for Exemption: Wife deeding off title 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 \_\_\_\_\_ Capacity Escrow  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

**Print Name:** Kayla Marie Krische  
**Address:** 600 Mustang Lane  
**City:** Gardnerville  
**State:** NV                      **Zip:** 89410

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

**Print Name:** Justin J. Krische  
**Address:** 600 Mustang Lane  
**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:** Carson Office  
 2310 S. Carson St, Suite 5A  
**City/State/Zip:** Carson City, NV 89701

**Esc. #:** 116033-KDJ

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