

DOUGLAS COUNTY, NV

2020-951788

RPTT:\$3588.00 Rec:\$40.00

\$3,628.00 Pgs=3

09/01/2020 02:07 PM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1219-15-002-042

RPTT: \$3,588.00

Recording Requested By:

Western Title Company

Escrow No.: 117747-SLA

When Recorded Mail To:

Daniel Myers and Natalie Myers

372 Canyon Creek Court


Gardnerville, NV 89460

**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,

West Ridge Homes, Inc., a Nevada Corporation

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

Daniel C. Myers and Natalie J. Myers, Trustees of the Myers Family Trust dated November 12, 2016

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:

All that certain lot, piece or parcel of land being located in a portion of the East 1/2, Southeast 1/4, of Section 15, Township 12 North, Range 19 East, M.D.B. & M., Douglas County, Nevada and being further described as:

Parcel 3B, as set forth on Parcel Map for Mike Hickey Construction, Inc., filed for record in the office of the County Recorder of Douglas County, State of Nevada, on April 1, 1993, in Book 493, Page 104, as Document No. 303566.

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

Dated: 08/19/2020

Grant, Bargain and Sale Deed – Page 2

West Ridge Homes, Inc., a Nevada Corporation

Peter M. Beekhof, Jr.
By Peter M. Beekhof, Jr.

8-21-2020
Date

STATE OF Nevada

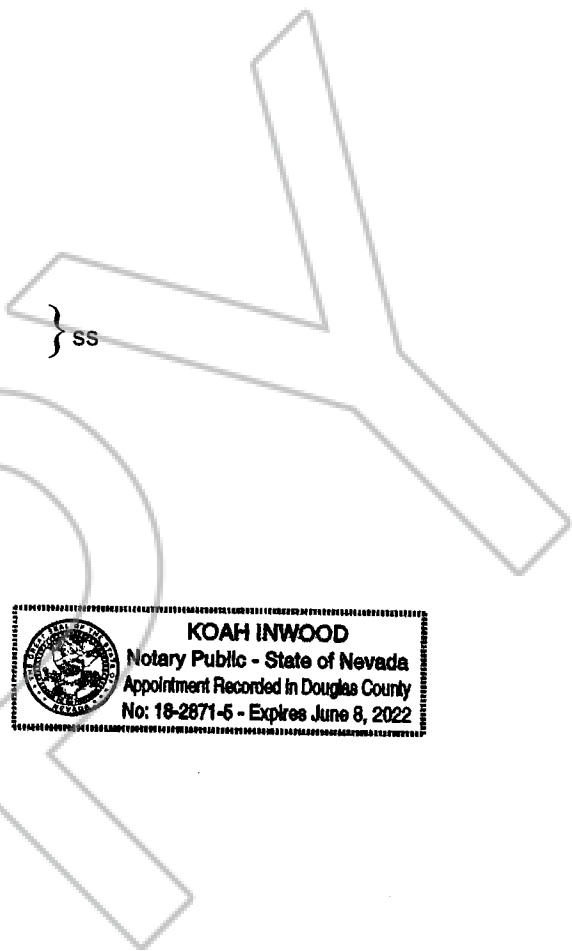
COUNTY OF Douglas

This instrument was acknowledged before me on

August 21, 2020

By Peter M. Beekhof, Jr..

[Signature]
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1219-15-002-042

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: \$920,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$920,000.00
 Real Property Transfer Tax Due: \$3,588.00

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 *Daniel Myers* Capacity *Escrow*
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: West Ridge Homes, Inc., a Nevada Corporation
 Address: PO Box 1422
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Daniel Myers and Natalie Myers
 Address: 372 Canyon Creek Court
 City: Gardnerville
 State: NV Zip: 89460

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. #: 117747-SLA