

DOUGLAS COUNTY, NV **2020-954345**
RPTT:\$2340.00 Rec:\$40.00
\$2,380.00 Pgs=3 10/13/2020 12:33 PM
ETRCO
KAREN ELLISON, RECORDER

APN# : 1220-24-801-018
RPTT: \$2,340.00

Recording Requested By:
Western Title Company

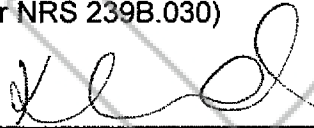
Escrow No.: 119537-SLA
When Recorded Mail To:
Ransom W. Fehr and Alicia A.
Fehr
633 Appaloosa Lane
Gardnerville, NV 89410

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,

Richard D. Brown and Pamela K. Brown, husband and wife as joint tenants with right of survivorship

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

Ransom W. Fehr and Alicia A. Fehr, husband and wife 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:

Parcel 33-B of Final Parcel Map LDA 04-027 for Norman J. and Sandra K. Scott, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on June 7, 2006, in Book 606, Page 2254, as Document No. 676758.

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

Dated: 09/28/2020

Richard D. Brown 10-2-20
Richard D. Brown Date

Pamela K. Brown 10/2/20
Pamela K. Brown Date

STATE OF Nevada } ss

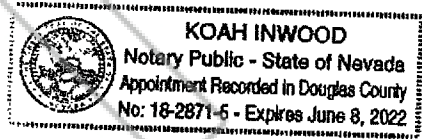
COUNTY OF Douglas

This instrument was acknowledged before me on

October 2, 2020

By Richard D. Brown and Pamela K. Brown.

Kend
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1220-24-801-018

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: \$600,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$600,000.00
 Real Property Transfer Tax Due: \$2,340.00

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 [Handwritten Signature] Capacity Escrow
 Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Richard D. Brown and Pamela K. Brown
 Address: PO Box 215
 City: Gardnerville
 State: NV Zip: 89410

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Ransom W. Fehr and Alicia A. Fehr
 Address: 633 Appaloosa 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: Douglas Office
 1362 Highway 395, Ste. 109
 City/State/Zip: Gardnerville, NV 89410

Esc. #: 119537-SLA