

APN#: 1219-22-001-013  
RPTT: \$1,677.00

DOUGLAS COUNTY, NV  
RPTT:\$1677.00 Rec:\$40.00  
\$1,717.00 Pgs=3  
ETRCO  
KAREN ELLISON, RECORDER

**2021-959417**

**01/05/2021 11:36 AM**

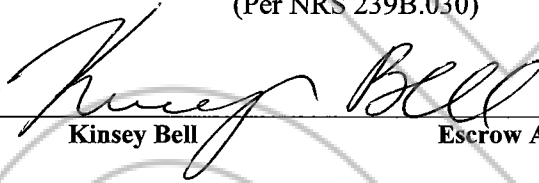
**Recording Requested By:**  
Western Title Company  
**Escrow No.: 122576-ARJ**

**When Recorded Mail To:**  
**Michael Brown and Tamara Yee**  
**1024 Nobles Court**  
**Minden, NV 89423**

**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



Kinsey Bell

Escrow Assistant

**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,

David R. Smith and Sandra D. Kamstra, Trustees, or any successors in trust under the Smith Kamstra Revocable Trust dated May 11, 2018

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

Michael Brown and Tamara Yee, Husband and Wife, as Community Property, with Right of Survivorship

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:

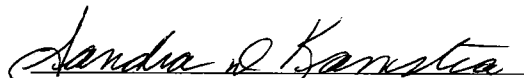
Lot 315 in Block C as shown on the Official Plat of JOB'S PEAK RANCH - UNIT 3, A Planned Unit Development Final Subdivision Map #2014-3, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on October 5, 2001, in Book 1001, Page 1342, as Document No. 524340, Official Records.

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

Dated: 12/30/2020

The Smith Kamstra Revocable Trust dated May 11, 2018

  
\_\_\_\_\_  
David R. Smith, Trustee

  
\_\_\_\_\_  
Sandra D. Kamstra, Trustee

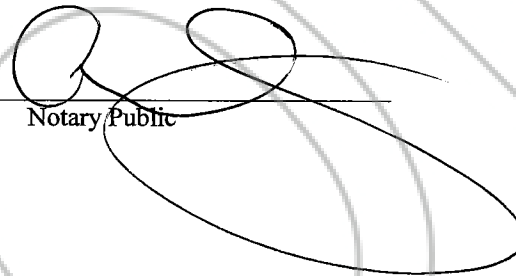
STATE OF NEVADA

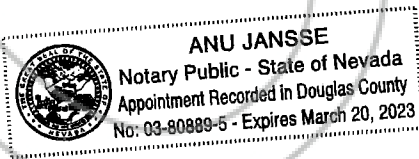
COUNTY OF DOUGLAS

This instrument was acknowledged before me on

\_\_\_\_\_ 12/31/2020 \_\_\_\_\_

By David R. Smith and Sandra D. Kamstra.

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



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1219-22-001-013

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: _____ _____ _____
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3. Total Value/Sales Price of Property:	\$430,000.00
Deed in Lieu of Foreclosure Only(value of property)	(
Transfer Tax Value:	\$430,000.00
Real Property Transfer Tax Due:	\$1,677.00

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 *Tracy Bell* Capacity Escrow  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**  
**Print Name:** David R. Smith and Sandra D. Kamstra,  
 Trustees, or any successors in trust under  
 the Smith Kamstra Revocable Trust dated  
 May 11, 2018  
**Address:** 1058 Rocky Terrace Drive  
**City:** Gardnerville  
**State:** NV **Zip:** 89460

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**  
**Print Name:** Michael Brown and Tamara Yee  
**Address:** 1024 Nobles Court  
**City:** Minden  
**State:** NV **Zip:** 89423

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. #: 122576-ARJ