

DOUGLAS COUNTY, NV

2021-965707

RPTT:\$780.00 Rec:\$40.00

\$820.00 Pgs=3

04/16/2021 02:29 PM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1320-05-001-014  
RPTT: \$780.00

Recording Requested By:  
Western Title Company  
Escrow No.: 125542-KDJ  
When Recorded Mail To:


Armando Diaz and Laura  
Martinez  
3415 Heights Drive  
Reno NV 89503

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,

Algonquin Enterprises, LLC

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

Armando Diaz and Laura Martinez, 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 Minden, 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:

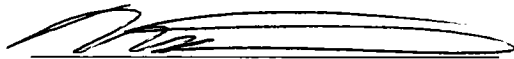
Lot 1 in Block A as shown on the Final Map of PHASE I NORTH VALLEY INDUSTRIAL PARK, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on April 30, 1990, in Book 490, at Page 4025, as Document No. 224892, Official Records.

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

Dated: 03/04/2021

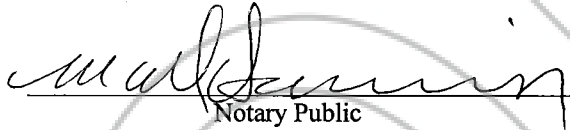
Grant, Bargain and Sale Deed – Page 2

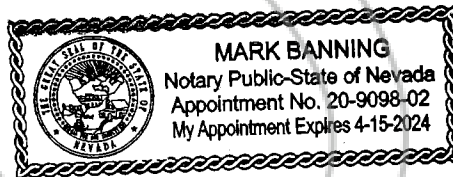
Algonquin Enterprises, LLC

  
Michael G. Eustis, Managing Member

STATE OF Nevada }  
COUNTY OF Carson City } SS  
This instrument was acknowledged before me on  
4-15-2021

By Michael G. Eustis.

  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)  
a) 1320-05-001-014

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: \$200,000.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_  
 Transfer Tax Value: \$200,000.00  
 Real Property Transfer Tax Due: \$780.00

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 [Signature] Capacity Escrow  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**  
 Print Name: Algonquin Enterprises, LLC  
 Address: PO Box 4343  
 City: Incline Village  
 State: NV Zip: 89450

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**  
 Print Name: Armando Diaz and Laura Martinez  
 Address: 3415 Heights Dr.  
 City: Reno  
 State: NV Zip: 89503

**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. #: 125542-KDJ