

A.P.N. 1320-31-511-038

21015691-CT
WHEN RECORDED MAIL THIS DEED
AND, UNLESS OTHERWISE SHOWN
BELOW, MAIL TAX STATEMENTS TO:

Yuting Wang
3390 Octavius Dr., Apt 305
Santa Clara, CA 95054

DOUGLAS COUNTY, NV **2021-966290**
RPTT:\$2457.00 Rec:\$40.00
\$2,497.00 Pgs=3 **04/27/2021 12:52 PM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

Please complete Affirmation Statement below:

- I the undersigned hereby affirm that this document submitted for recording does not contain the social security number of any person or persons (Per NRS 239B.030)
- I the undersigned hereby affirm that this document submitted for recording contains the social security number of a person or persons as required by law;

 Signature (Print name under signature) (State specific law)
TITLE OFFICER
 Title

Order Number: P-479368

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Jerome Etchegoyhen and Susan Etchegoyhen, husband and wife, as joint tenants

In consideration of \$10.00 the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to **Yuting Wang, a single woman**

All that real property situated in the County of Douglas State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR FULL LEGAL DESCRIPTION

Address: 1599 Lucerne Street, Minden, NV 89423

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness my hand this 24 day of April 2021.

Jerome Etchegoyhen
Jerome Etchegoyhen

Susan Etchegoyhen
Susan Etchegoyhen

Dated: 24 day of April, 2021

State of Nevada

County of Douglas

This instrument was acknowledged before me on April 24, 2021
(date)

by Jerome Etchegoyhen and Susan Etchegoyhen

Deidre Chaney

(Signature of notarial officer)

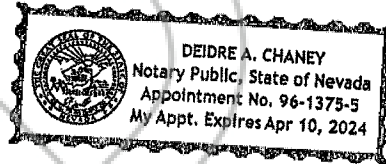


EXHIBIT "A"
LEGAL DESCRIPTION

The Land is described as follows:

Lot 2, in Block F, of the Official Plat of Mackland Subdivision, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on December 4th, 1980, as Document No. 51372, and as amended by Certificate of Amendment recorded November 7, 1984, as Document No. 109722, Official Records.

Assessors Parcel No.: 1320-31-511-038



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1320-31-511-038
 b) _____
 c) _____
 d) _____

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	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$630,000.00
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$630,000.00
 Real Property Transfer Tax Due: \$2,457.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100.00 %

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 Yuting Wang Capacity _____ Buyer
 Signature Susan Etchegoyhen Capacity _____ Seller

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Jerome and Susan Etchegoyhen
 Address: 1436 Industrial Way A, Suite A
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: YUTING WANG
 Address: 3390 Octavius Dr., Apt 305
 City: Santa Clara
 State: CA Zip: 95054

COMPANY/PERSON REQUESTING RECORDING
 (required if not the seller or buyer)
 Print Name: Placer Title Escrow # P-479368
 Address: 1959 Lake Tahoe Blvd.
 City: S.L.T. State: CA Zip: 96150