

APN# 1220-11-001-065

Recording Requested by/Mail to:

Name: FATCO

Address: 1663 US HWY 395 STE 101

City/State/Zip: MINDEN NV 89423

Mail Tax Statements to:

Name: Kimberly Bodenstien and Mark Estee

Address: 1668 Pinenut Rd

City/State/Zip: Gardnerville NV 89410

GRANT BARGAIN SALE DEED

Title of Document (required)

------(Only use if applicable)-----

The undersigned hereby affirms that the document submitted for recording
DOES contain personal information as required by law: (check applicable)

Affidavit of Death – NRS 440.380(1)(A) & NRS 40.525(5)

Judgment – NRS 17.150(4)

Military Discharge – NRS 419.020(2)



Signature

EMILY TOBIAS

Printed Name

This document is being (re-)recorded to correct document # 2021-972686, and is correcting
BUYER VESTING

DOUGLAS COUNTY, NV **2021-972686**
RPTT:\$6630.00 Rec:\$40.00
\$6,670.00 Pgs=4 08/18/2021 10:10 AM
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER

A.P.N.: 1220-11-001-065
File No: 143-2631395 (et)
R.P.T.T.: \$6,630.00

When Recorded Mail To: Mail Tax Statements To:
Kimberly Bodenstein
1668 Pinenut Rd
Gardnerville, NV 89410

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

The Lortie Community Property Trust, dated 11-6-90, a California Trust, Warren H. Lortie, Trustee, Susan R. Lortie, Co-Trustee

do(es) hereby *GRANT, BARGAIN and SELL* to

Kimberly Bodenstein and Mark Estee, wife and husband as joint tenants with right of survivorship

the real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL A:

TOWNSHIP 12 NORTH, RANGE 20 EAST, M.D.B.&M.:

SECTION 2: THOSE PORTIONS OF THE EAST HALF OF THE WEST HALF LYING WESTERLY OF THE ALLERMAN CANAL TRAVERSING SAID LANDS AS ESTABLISHED AND EXISTING IN 1978.

EXCEPTING THAT PORTION OF THE EAST HALF OF THE WEST HALF CONVEYED TO HENRY GODECKE AND EDWARD GODECKE, BY THE H.F. DANGBERG LAND AND LIVESTOCK COMPANY, BY DEED RECORDED DECEMBER 28, 1917, BOOK P OF DEEDS, PAGE 476, DOUGLAS COUNTY, NEVADA.

FURTHER EXCEPTING: THAT PORTION OF SAID PREMISES DESCRIBED IN THE DEED TO EDWARD GODECKE, ET UX, RECORDED NOVEMBER 05, 1946, BOOK Y OF DEEDS, PAGE 51, DOUGLAS COUNTY, NEVADA.

FURTHER EXCEPTING THEREFROM: THAT PORTION OF SAID PREMISES DESCRIBED IN DEED TO RAYMOND SMITH, TRUSTEE, RECORDED JANUARY 09, 1989, BOOK 189, PAGE 892, DOCUMENT NO. 194050, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

A.P.N.: 1220-11-001-065
File No: 143-2631395 (et)
R.P.T.T.: \$6,630.00

Recorded Electronically	
ID	221-972-480
County	Douglas
Date	8.18.21
Time	10:10am
Simplifile.com 800.460.5657	

When Recorded Mail To: Mail Tax Statements To:
Kimberly Bodenstein
1668 Pinenut Rd
Gardnerville, NV 89410

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

The Lortie Community Property Trust, dated 11-6-90, a California Trust, Warren H. Lortie, Trustee, Susan R. Lortie, Co-Trustee

do(es) hereby *GRANT, BARGAIN and SELL* to

~~Kimberly Bodenstein and Mark Estee, wife and husband as joint tenants with right of survivorship~~ KIMBERLY BODENSTEIN AN UNMARRIED WOMAN AND MARK ESTEE AN UNMARRIED MAN, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP the real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL A:

TOWNSHIP 12 NORTH, RANGE 20 EAST, M.D.B.&M.:

SECTION 2: THOSE PORTIONS OF THE EAST HALF OF THE WEST HALF LYING WESTERLY OF THE ALLERMAN CANAL TRAVERSING SAID LANDS AS ESTABLISHED AND EXISTING IN 1978.

EXCEPTING THAT PORTION OF THE EAST HALF OF THE WEST HALF CONVEYED TO HENRY GODECKE AND EDWARD GODECKE, BY THE H.F. DANGBERG LAND AND LIVESTOCK COMPANY, BY DEED RECORDED DECEMBER 28, 1917, BOOK P OF DEEDS, PAGE 476, DOUGLAS COUNTY, NEVADA.

FURTHER EXCEPTING: THAT PORTION OF SAID PREMISES DESCRIBED IN THE DEED TO EDWARD GODECKE, ET UX, RECORDED NOVEMBER 05, 1946, BOOK Y OF DEEDS, PAGE 51, DOUGLAS COUNTY, NEVADA.

FURTHER EXCEPTING THEREFROM: THAT PORTION OF SAID PREMISES DESCRIBED IN DEED TO RAYMOND SMITH, TRUSTEE, RECORDED JANUARY 09, 1989, BOOK 189, PAGE 892, DOCUMENT NO. 194050, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

SECTION 11: THOSE PORTIONS OF THE WEST HALF OF THE NORTHEAST QUARTER AND THE EAST HALF OF THE NORTHWEST QUARTER AND THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER LYING WESTERLY OF THE ALLERMAN CANAL TRAVERSING SAID LANDS AS ESTABLISHED AND EXISTING IN 1978.

EXCEPTING THE PORTION OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER CONVEYED TO HENRY GODECKE AND EDWARD GODECKE BY THE H.P. DANGBERG LAND AND LIVESTOCK COMPANY, BY DEED RECORDED DECEMBER 28, 1917, BOOK P OF DEEDS, PAGE 476, DOUGLAS COUNTY, NEVADA.

FURTHER EXCEPTING: THAT PORTION OF SAID PREMISES DESCRIBED IN THE DEED TO EDWARD GODECKE, ET UX, RECORDED NOVEMBER 05, 1946, BOOK T OF DEEDS, PAGE 51, DOUGLAS COUNTY, NEVADA.

FURTHER EXCEPTING THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER CONVEYED TO WAYNE C. MATLEY AND WIFE, BY DEED RECORDED NOVEMBER 15, 1963, BOOK 20, PAGE 557, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

PARCEL B:

PARCEL 1 AS SHOWN ON THE RECORD OF SURVEY IN SUPPORT OF A BOUNDARY LINE ADJUSTMENT FOR MYRON M. RINAZ AND JAMES J. BUTCH PERI, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON DECEMBER 27, 2013 IN BOOK 1213, PAGE 4905 AS FILE NO. 836049, OFFICIAL RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND WITHIN THE NORTH HALF OF SECTION 11, TOWNSHIP 12 NORTH, RANGE 20 EAST, M. D. B. & M., DOUGLAS COUNTY, NEVADA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SECTION 11, TOWNSHIP 12 NORTH, RANGE 20 EAST, M. D. B. & M.;

THENCE SOUTH 64°38'39" WEST A DISTANCE OF 4,115.82 FEET TO A 5/8" REBAR WITH CAP STAMPED PLS 3090 WHICH IS THE TRUE POINT OF BEGINNING;

THENCE SOUTH 00°43'11" WEST A DISTANCE OF 274.49 FEET TO A 5/8" REBAR WITH CAP STAMPED PLS 3090;

THENCE SOUTH 46°16'10" WEST A DISTANCE OF 85.26 FEET TO A NAIL AND TAG STAMPED PLS 3090 ON THE TOP OF A POST;

THENCE NORTH 31°09'09" WEST A DISTANCE OF 310.37 FEET TO A 5/8" REBAR WITH CAP STAMPED PLS 3090;

THENCE NORTH 73°16'34" EAST A DISTANCE OF 235.58 FEET TO THE TRUE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS LEGAL DESCRIPTION APPEARED PREVIOUSLY IN THE DEED RECORDED SEPTEMBER 05, 2018 AS INSTRUMENT NO.

2018-919128 OF OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.

PARCEL C:

PARCEL 2 AS SHOWN ON THE RECORD OF SURVEY IN SUPPORT OF A BOUNDARY LINE ADJUSTMENT FOR MYRON M. RINAZ AND JAMES J. BUTCH PERI, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON DECEMBER 27, 2013 IN BOOK 1213, PAGE 4905 AS FILE NO. 836049, OFFICIAL RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND WITHIN THE NORTH HALF OF SECTION 11, TOWNSHIP 12 NORTH, RANGE 20 EAST, M. D. B. & M., DOUGLAS COUNTY, NEVADA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SECTION 11, TOWNSHIP 12 NORTH, RANGE 20 EAST, M. D. B. & M.;

THENCE SOUTH 52°44'19" WEST A DISTANCE OF 3,947.77 FEET TO A 5/8" REBAR WITH CAP STAMPED PLS 3090 WHICH IS THE TRUE POINT OF BEGINNING;

THENCE SOUTH 69°43'00" EAST A DISTANCE OF 132.05 FEET;

THENCE SOUTH 33°00'33" EAST A DISTANCE OF 273.60 FEET TO A 5/8" REBAR WITH CAP STAMPED PLS 3090;

THENCE SOUTH 89°45'56" WEST A DISTANCE OF 235.74 FEET TO A 5/8" REBAR WITH CAP STAMPED PLS 3090;

THENCE NORTH 07°39'59" WEST A DISTANCE OF 278.67 FEET TO THE TRUE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS LEGAL DESCRIPTION APPEARED PREVIOUSLY IN THE DEED RECORDED SEPTEMBER 05, 2018 AS INSTRUMENT NO. 2018-919128 OF OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.

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

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

The Lortie Community Property Trust, dated 11-6-90, a California Trust, Warren H. Lortie, Trustee, Susan R. Lortie, Co-Trustee

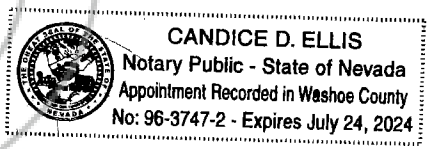
[Signature]
Warren H. Lortie, Co-Trustee

[Signature]
Susan R. Lortie, Co-Trustee

STATE OF **NEVADA**)
) : ss.
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on 8-13-2021 by ~~Lortie Community Property Trust 1990~~ Warren H. LORTIE & Susan R. LORTIE CoTrustees

[Signature]
Notary Public
(My commission expires: 7-24-24)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 143-2631395.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-11-001-065
- 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$0
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$0
- d) Real Property Transfer Tax Due \$0

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: #3
- b. Explain reason for exemption: RE RECORDING TO CORRECT VESTING ON DOC 2021-972686

5. Partial Interest: Percentage being transferred: _____ %

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: Agent

Signature: _____

Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Lortie Community Property Trust

Print Name: Kimberly Bodenstien and Mark Estee

Address: 1990

Address: 1668 Pinenut Rd

Address: 1915 Bayside Dr

City: Corona Del Mar

City: Gardnerville

State: CA Zip: 92625

State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: Company

File Number: 143-2631395 et/ et

Address: 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)