

A.P.N.: 1121-05-515-017
File No: 121-2658224 (TS)
R.P.T.T.: \$0.00

When Recorded Mail To: Mail Tax Statements To:
Archie Properties, L.P., a California partnership
44 Conner Way
Gardnerville, NV 89410

GRANT, BARGAIN and SALE DEED

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

Allied Exchange Sixty Five, LLC, a Nevada limited liability company

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

Archie Properties, L.P., a California partnership

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

**LOT 147, AS SET FORTH ON THE RECORD OF SURVEY FOR PINE VIEW DEVELOPMENT
UNIT 5, FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON JULY 26,
2004, IN BOOK 0704, PAGE 10502, FILE NO. 619666.**

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.

Allied Exchange Sixty Five, LLC, a Nevada
limited liability company

Geneva Martinkus
Geneva Martinkus, Manager

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

This instrument was acknowledged before me on March 1, 2023, by
Geneva Martinkus

Diane Ulleseit
Notary Public
(My commission expires: April 19, 2024)



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1121-05-515-017
- 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: \$0.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$0.00
- d) Real Property Transfer Tax Due \$0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: 3
- b. Explain reason for exemption: Deeding right owner out of a 1031 Exchange pursuant to Exchange Agreement RPTTS paid on GBSD dated 01.10.22 Doc 2622-99573

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: *Alexander Markakis* Capacity: *Seller*
 Signature: _____ Capacity: _____

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

Allied Exchange Sixty Five, LLC, a
 Print Name: Nevada limited liability company
 Address: 190 W. Huffaker Lane #408
 City: Reno
 State: NV Zip: 89511

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

Archie Properties, L.P., a
 Print Name: California partnership
 Address: 44 Conner Way
 City: Gardnerville
 State: NV Zip: 89410

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

Print Name: Allied 1031 Exchange File Number: 121-2658224 TS/ TS
 Address 190 W. Huffaker Lane #408
 City: Reno State: NV Zip: 89511

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