

File No: NV-10372-YC

R.P.T.T.: ~~\$1,278.00~~ ^{\$}1287.00

When Recorded Mail To: Mail Tax Statements To:
Creative Homes Investment Group, LLC
239 Linden St.
Reno, NV 89502

200371771

A.P.N.: 004-031-08

GRANT, BARGAIN and SALE DEED

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

Deutsche Bank National Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc. Trust 2006-HE3 a/k/a Deutsche Bank National Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc. Trust 2006-HE3, Mortgage Pass-Through Certificates, Series 2006-HE3, To Be Determined

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

Creative Homes Investment Group, LLC,

Whose address is: 239 Linden St., Reno, NV 89502

the real property situate in the County of **Carson City**, State of **NV**, described as follows:

See Exhibit "A" attached hereto and made a part hereof.

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.

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.

The grantor is executing this instrument for the purpose of relinquishing all of grantor's rights, title and interest, including, but not limited to, any community property interest in and to the land described herein and placing title in the name of the grantee as his/her separate property.

Date: May 3, 2022

Deutsche Bank National Trust Company, as
Trustee for Morgan Stanley ABS Capital I Inc.
Trust 2006-HE3 a/k/a Deutsche Bank National
Trust Company, as Trustee for Morgan Stanley
ABS Capital I Inc. Trust 2006-HE3, Mortgage
Pass-Through Certificates, Series 2006-HE3

By: [Signature]
Specialized Loan Servicing LLC, as Attorney In Fact

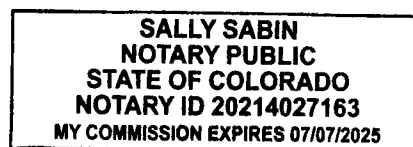
Name: Barry CoonTitle: Vice PresidentState of ColoradoCounty of Arapahoe

On May 3, 2022 before me, Sally Sabin, Notary Public,
personally appeared Barry Coon as Vice President for
Specialized Loan Servicing, LLC as Attorney in Fact for Deutsche Bank National Trust Company,
as Trustee for Morgan Stanley ABS Capital I Inc. Trust 2006-HE3 a/k/a Deutsche Bank National
Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc. Trust 2006-HE3, Mortgage
Pass-Through Certificates, Series 2006-HE3 who proved to me on the basis of satisfactory evidence to
be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that
he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their
signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted,
executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Colorado that the
foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature] (Seal)



LEGAL DESCRIPTION

EXHIBIT "A"

LOT 39 AS SHOWN ON THE MAP OF THE MONSON-LARSEN SUBDIVISION, FILED IN THE OFFICE OF THE COUNTY RECORDER OF CARSON CITY, (FORMERLY ORMSBY COUNTY), NEVADA ON MARCH 27, 1959 AS FILE NO. 23937.

APN: 004-031-08

UNOFFICIAL COPY

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number(s)

a) 004-031-08

b) _____

c) _____

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. Total Value/Sales Price of Property:

\$330,000.00

Deed in Lieu of Foreclosure Only (value of property)

(\$0.00)

Transfer Tax Value:

\$ 1,287.00

Real Property Transfer Tax Due

\$ 1,287.00

4. If Exemption Claimed:

a. Transfer Tax Exemption, per 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: *Ying Calder*Capacity: Grantor Escrow OfficerSignature: *Shawn*Capacity: Grantee Escrow Manager

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Deutsche Bank National Trust Company, as
 Trustee for Morgan Stanley ABS Capital I Inc. Trust
 2006-HE3 a/k/a Deutsche Bank National Trust
 Company, as Trustee for Morgan Stanley ABS Capital I
 Inc. Trust 2006-HE3, Mortgage Pass-Through
 Certificates, Series 2006-HE3
 Address: 6200 S. Quebec Street
 City: Greenwood Village
 State: CO
 Zip: 80111

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Creative Homes Investment Group, LLC
 Address: 239 Linden St.
 City: Reno
 State: NV
 Zip: 89502

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

Print Name: **Prominent Escrow Services, Inc.**
 Address **2601 Saturn Street, Suite 350**
 City: **Brea**

File Number: NV-10372-YC YC

State: CA Zip: 92821

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