

**DOC # 4630135**

09/08/2016 04:43:26 PM

Requested By  
BROWNSTEIN HYATT FARBER SCHRECK  
Washoe County Recorder  
Lawrence R. Burtness - Recorder  
Fee: \$18.00 RPTT: \$20.50  
Page 1 of 2

APN: 079-150-10

Mail Tax Statements To:  
Grantee at address stated below

When recorded, mail to:  
Grantee at address stated below



Notice: Per NRS 239B.030, this document does not contain personal information as defined in NRS 603A.040

(Rev. 1-31-2013)

**SHERIFFS DEED UPON EXECUTION OF REAL PROPERTY**

(NRS 21.220)

**Grantor:** Chuck Allen,  
Sheriff of Washoe County

**Grantee:** Jed Margolin  
c/o Brownstein, Hyatt, Farber, Schreck  
5371 Kietzke Lane  
Reno, NV 89511

**Property:** APN: 079-150-10 State Route 447, Section 31, Township 21 North, Range 23 East, M.D.B.&M.

**Recitals**

WHEREAS:

A. A Writ of Execution (Real Property) was entered on June 24, 2013 by the First Judicial District Court in Case No. 090C005791B (Jed Margolin, an individual – “Judgment Creditor”-- vs. Optima Technology Corporation, a California corporation, Optima Technology Corporation, a Nevada corporation, Reza Zandian aka Golamreza Zandianjazi aka Gholam Reza Zandian aka Reza Jazi aka J. Reza Jazi aka G. Reza Jazi aka Ghononreza Zandian Jazi, an individual, DOE Companies 1-10, DOE Corporations 11-20, and DOE Individuals 21-30 – “Judgment Debtors”-- ) instructing the Sheriff of Washoe County to execute on the above described Property.

B. Pursuant to notice of sale duly given to the Judgment Debtors as required by law, a sale of the Property was conducted at 9:15 a.m. on April 3, 2015, on the courthouse steps of the Second Judicial District Court, and the above named Grantee submitted a credit bid for \$5,000.00 and was the highest bidder at the sale;


C. A Sheriff's Certificate of Sale of Property for the property was executed by an authorized agent of the Washoe County Sheriff and delivered on or about April 3, 2015 to the above named Grantee, and was recorded as Document 4456020 in the Official Records of Washoe County, Nevada, on April 9, 2015;

D. No notice of redemption has been tendered by any person to the Sheriff as of the date of this deed, and therefore the Property was not redeemed within one year from the date of the sale, and the Grantee has asked for a Sheriff's Deed under NRS 21.220.

**Conveyance**

The Sheriff of Washoe County, for valuable consideration in hand and received, hereby grants and conveys to Grantee all of the rights, title interest and claim belonging to Judgment Debtors, Optima Technology Corporation, a California corporation, Optima Technology Corporation, a Nevada corporation, Reza Zandian aka Golamreza Zandianjazi aka Gholam Reza Zandian aka Reza Jazi aka J. Reza Jazi aka G. Reza Jazi aka Ghononreza Zandian Jazi, an individual, DOE Companies 1-10, DOE Corporations 11-20, and DOE Individuals 21-30, in and to that Property described above and all improvements thereon and all appurtenances thereto.


Executed this 2nd day of September, 2016.

  
\_\_\_\_\_  
Tom Green,  
Chief Deputy of Washoe County

State of Nevada     )  
                                  )  
County of Washoe    )

**Acknowledgement in representative capacity**  
(NRS 240.1665)

This instrument was acknowledged before me on 9/2/16 by TOM GREEN as Chief Deputy of the Washoe County Sheriff's Office

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 **N. SCHAUWECKER**  
Notary Public - State of Nevada  
Appointment Recorded in Washoe County  
No: 10-1235-2 - Expires October 16, 2017  
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Notary Public