

**RECORDING REQUESTED BY:**

**RODOLFO A. VENEGAS**  
**MARIA G. VENEGAS**  
39507 Sundale Court  
Fremont, CA 94538 ✓

**WHEN RECORDED, MAIL TO:**

SAME AS ABOVE

**MAIL TAX STATEMENTS TO:**

SAME AS ABOVE

SPACE ABOVE FOR RECORDER'S USE

R.A.T.T. # 8

**Trust Transfer Deed**

**NOTICE: THIS CONVEYANCE IS TO A TRUST NOT PURSUANT TO A SALE AND IS EXEMPT FROM TAX AND THE UNDERSIGNED ARE THE DECLARANTS AND TRUSTEES ON THE EFFECTIVE DATE OF THIS INSTRUMENT.**

APN: 7-213-13

GRANT DEED

We, **RODOLFO A. VENEGAS & MARIA G. VENEGAS**, Husband and wife, as joint tenants,

do hereby grant to **THE FAMILY TRUST OF RODOLFO A. VENEGAS & MARIA G. VENEGAS**, whose Trustees are, at the time of recording, **RODOLFO A. VENEGAS & MARIA G. VENEGAS**, whose successors and appointees are also named in that instrument known as the **ABSTRACT OF TRUST AGREEMENT** of said trust agreement, attached hereto and made a part hereof,

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

Lot 29, in Block B, as shown on the Map of **KINGSBURY MEADOWS SUBDIVISION** filed in the office of the County Recorder on July 5, 1955.

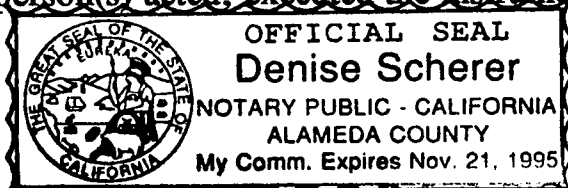
February 8, 1995  
Dated

Rodolfo A. Venegas  
**RODOLFO A. VENEGAS**

State of California ) SS.  
County of Alameda )

Maria G. Venegas  
**MARIA G. VENEGAS**

On this 8<sup>th</sup> day of February, in the year of 1995, before me, Denise Scherer a Notary Public, personally appeared **RODOLFO A. VENEGAS & MARIA G. VENEGAS**, personally known to me (or 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



WITNESS my hand and official seal.

Denise Scherer  
**NOTARY PUBLIC, State of California**

**358775**  
**BK0895PG4038**

ABSTRACT OF TRUST

THE FAMILY TRUST OF RODOLFO A. VENEGAS & MARIA G. VENEGAS

1. That RODOLFO A. VENEGAS & MARIA G. VENEGAS, as Trustors and Trustees, executed a Declaration of Trust, and that said Declaration of Trust is not of record in any court. Said Declaration of Trust is entitled THE FAMILY TRUST OF RODOLFO A. VENEGAS & MARIA G. VENEGAS DATED DECEMBER 14, 1994.
2. That the present beneficiaries under the terms of said Declaration of Trust are the Trustors so long as one or both are living and the Trustors' children as designated in the Declaration of Trust.
3. That the power and authority of the Trustees with respect to the trust property include, by way of illustration, the following:
  - A. To apply for and receive life insurance on the life of any person; to accept the ownership and beneficial interest of life insurance, which may be transferred to the Trustee without responsibility as to the payment of premiums. The insuring companies have no responsibility as to the payment of premiums. The insuring companies have no responsibility other than to pay the proceeds of the policies to the named beneficiary and are not required to examine the Declaration of Trust at any time;
  - B. To sell, convey, lease, exchange, abandon, pledge for security, and exercise all the rights, powers and privileges which an absolute owner of the same property would have regarding any property, which in his or her discretion the Trustee chooses to receive subject to this Declaration of Trust.
  - C. To open bank accounts, to borrow money with or without security, to receive all dividends, interest, and other income, and to compromise and settle claims. To purchase, sell or retain stocks, securities, mutual funds, mortgages and other investments. Any, and all bank accounts, including checking and savings accounts, established in the name of the trust by the Trustee, shall be subject to withdrawal, and all checks, drafts, and other obligations of the trust shall be honored by said depositories upon the signature of either Trustee. The banking institution that establishes accounts pursuant to this paragraph is advised that there is nothing in the trust instrument that requires the banking institution to exercise any discretion other than that required in normal banking procedures;
  - D. Trustees have the specific power to buy, sell and trade in securities of any nature on margin, or otherwise, including options, commodities and short sales and for such purpose may maintain and operate brokerage accounts with brokers.
4. Trustors are empowered to designate Trustees and Successor Trustees, and have appointed DIANA G. VENEGAS & SYLVIA VARGAS to serve as co-successor Trustees; however should any of the above named Trustees become unable because of death, incapacity or any other cause, to serve as a Trustee, or should resign as a Trustee, before the natural termination of all the Trusts provided for in the Declaration of Trust then the other shall serve as sole successor trustee. The Trustors reserve the right to appoint other Trustees or Successor Trustees and to remove any Trustee or Trustees from office at any time while they both shall live. Unless otherwise stated in writing by the Trustors, the Trustees and successor Trustees of the Declaration of Trust shall be considered to be those mentioned above.
5. That enumeration of certain powers of the Trustee shall be interpreted neither in derogation of any right of the Trustee under the law nor, as restricting the discretion a prudent person would use in the management of property held for the benefit of others; such enumeration shall not limit its general powers in dealing with third persons, the Trustee being vested with and having all rights, duties, powers and privileges which an absolute owner of the same property would have.

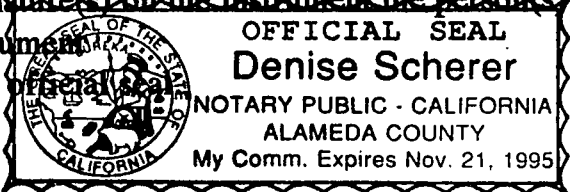
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WITNESS my hand and



Denise Scherer  
 NOTARY PUBLIC, State of California

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 358775

COPY

REQUESTED BY  
*Benefits Communication Network*  
UNOFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

'95 MAR 27 P1 32

LINDA SLATER  
RECORDER

*9.00* PAID *AM* DEPUTY

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