W

APN: 1220-24-701-032

The undersigned hereby affirms that there is no Social Security number contained in this document.

WHEN RECORDED MAIL TO: GEORGE M. KEELE, ESQ. 1692 County Road, #A Minden, NV 89423

R.P.T.T. ____7___

DOC # 0697251
03/16/2007 04:13 PM Deputy: DW
OFFICIAL RECORD
Requested By:
ZELDA BERGSTROM

Douglas County - NV Werner Christen - Recorder

Page: 1 Of 3 Fee: 16.00 BK-0307 PG-5650 RPTT: # 7



GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That ZELDA A. BERGSTROM, a married woman, hereinafter referred to as GRANTOR, in consideration of \$10.00 plus, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to ZELDA A. LEALTAD BERGSTROM, as Trustee of the ZELDA A. LEALTAD BERGSTROM REVOCABLE TRUST dated February 27, 2006, hereinafter referred to as Grantee, and to the heirs and assigns of such GRANTEE forever, all of Grantor's undivided one-half (1/2) interest in and to that real property situated in the County of Douglas, State of Nevada, commonly known as 1986 Palomino Lane, Gardnerville, Nevada, and more particularly described as follows:

All that real property situated in the unincorporated County of Douglas, State of Nevada, bounded and described as follows:

The Southeast ¼ of Section 24, Township 12 North, Range 20 East, M.D.B.&M., being a portion of Lot 1, as shown on the official map of AMENDED PLAT OF RUHENSTROTH RANCHOS SUBDIVISION, filed for record in the office of the County Recorder of Douglas County, Nevada, on April 11, 1976, as Document No. 98873, Official Records of Douglas County, Nevada, more particularly described as follows:

Parcel D-2 as set forth on that Parcel Map filed for record in the office of the County Recorder of Douglas County, Nevada, on August 12, 1977 in Book 877, Page 666, Document No. 11899.

Per NRS 111.312, this legal description was previously recorded at Document #169554, Book 1287, Page 3750, on December 29, 1987.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

The effect of the recording in the Official Records of Douglas County, Nevada, of this Grant, Bargain and Sale Deed is that the above-described parcel of real property shall hereafter be held by the following grantees in the following fractional interests:

Zelda A. Lealtad Bergstrom, Trustee of the Zelda A. Lealtad Bergstrom Revocable Trust dated February 27, 2006, as to an undivided one-half (1/2) interest; and

Veryl D. Bergstrom, a married man, as his sole and separate property, as to an undivided one-half (1/2) interest,

as tenants in common.

Veryl D. Bergstrom, one of the two grantees mentioned hereinabove, in dealing with his undivided one-half (1/2) interest in the above-described parcel of real property, joins in executing this Grant, Bargain and Sale Deed to confirm the above-stated fractional ownership interests of the two named grantees as tenants in common, and quitclaims to Zelda A. Lealtad Bergstrom, Trustee of the Zelda A. Lealtad Bergstrom Revocable Trust dated February 27, 2006, all right, title, and interest which he may have in the undivided one-half (1/2) interest of Grantee Zelda A. Lealtad Bergstrom, Trustee of the Zelda A. Lealtad Bergstrom Revocable Trust dated February 27, 2006, in the above-described parcel of real property.

Witness our hands this 16 ²² day of MARCH , 2007.	
ZELDA A. BERGSTROM	
Verye & Bergstrom VERYL D. BERGSTROM	
STATE OF NEVADA)	
COUNTY OF DOUGLAS	
This instrument was acknowledged before me on the day of 2007, by ZELDA A. BERGSTROM.	!
SEE ATTACHED ACKNOWLEDGEMENT NOTARY PUBLIC Mail tax statements to:	

Zelda A. Lealtad Bergstrom, Trustee

1986 Palomino Lane Gardnerville, NV 89410

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California ss.		
County of EL DORADO	\ \	
On 3/16/07, before me, LARRY EVERS SCHAFFER, MITTELY PUBLIC Name and Title of Officer (e.g., "Jane Doe, Notary Public") personally appeared ZELDA A, BERGSTROM AND VERYL D. BERGSTROM		
Name(s) of Signer(s)		
□ persona	illy known to me	
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 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. WITNESS my hand and official seal. OPTIONAL		
Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document. Description of Attached Document Title or Type of Document: CRANT GARGIN AND SALE Dee		
Document Date:	Number of Pages: 2	
Signer(s) Other Than Named Above:		
Capacity(ies) Claimed by Signer(s)	D: 0 - 0 - 0	
	Name: VERYL D. BERGSTROM	
	lual rate Officer — Title(s):	
	er — 🗆 Limited 🗆 General RIGHT THUMBPRINT	
☐ Attorney in Fact ☐ General RIGHT THUMBPRINT ☐ Partne ☐ Attorney in Fact ☐ Attorney in Fact ☐ Attorney ☐ Attorney ☐ Description ☐ Thumb here ☐ Description	OF GIONIED	
☐ Trustee ☐ Trustee		
Guardian or Conservator		
□ Other:		
Signer Is Representing: Signer Is	Representing:	

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