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DOC # 0743092
05/13/2009 02:07 PM Deputy: SG
OFFICIAL RECORD
Requested By:
JAMES K BURAU LTD

APN: 1318-03-212-077

**Recording Requested By and
When Recorded Mail To:**

Law Offices of James K. Burau, Ltd.
✓ 916 Southwood Boulevard, Ste 2A
Incline Village NV 89451

Douglas County - NV
Karen Ellison - Recorder

Page: 1 Of 2 Fee: 15.00
BK-0509 PG- 3110 RPIT: # 10



Mail Tax Statements To:

Richard D. Picard
5026 Ironwood Drive
Soquel CA 95073

PREPARED WITHOUT TITLE EXAMINATION

Exempt #10

Revocable Grant, Bargain, Sale & Warranty Deed

I, RICHARD D. PICARD (the "Grantor"), the surviving joint tenant under that certain Grant Deed filed for record on September 12, 1983, as Document No. 086723 in the Official Records of Douglas County, Nevada, covering the real property described below, does hereby Convey, Grant, Bargain, Sell and Warrant unto MARC DAVID PICARD, a married man as his sole and separate property; provided, however, that if he is not then living, then to TONEE IRENE PICARD (hereafter the "Grantee"), whose address is 5026 Ironwood Drive, Soquel CA 95073, effective only upon my death, the real property situate in the County of Douglas, State of Nevada, more particularly described as follows:

Lot 165, as shown on the Map of Skyland Subdivision No. 3, filed in the Office of the County Recorder of Douglas County, State of Nevada, on February 24, 1960, Document No. 15653

APN: 1318-03-212-077; also known as 1002 Red Fir Drive
Zephyr Cove NV

TO HAVE AND TO HOLD by the Grantee, and his/her/their successors and assigns, forever, subject to the right of the Grantor to revoke the interest granted herein pursuant to NRS 111.109, as set forth below.

The property is conveyed with all warranties of title, together with each and every tenement, hereditament, and appurtenance thereof, subject to any unpaid taxes and/or assessments and subject to each encumbrance, covenant, restriction, reservation and right-of-way that is visible or of record.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR. THIS DEED REVOKES ALL PRIOR DEEDS BY

REVOCABLE GRANT, BARGAIN, SALE & WARRANTY DEED

THE GRANTOR WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO SUBSECTION 1 OF NRS 111.109 REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE GRANTOR'S ENTIRE INTEREST IN THE SAME REAL PROPERTY:

GRANTOR:

Richard D. Picard
RICHARD D. PICARD

Dated: 4/29, 2009

STATE OF CALIFORNIA

COUNTY OF ~~SANTA CRUZ~~ El Dorado

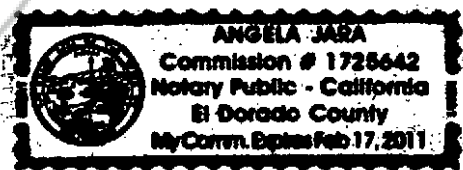
On April 29, 2009 before me, Angela Jara, Public ^{Notary}
(here insert name and title of the officer),

personally appeared Richard D. Picard, 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 California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature] Angela (Seal)
Jara



REVOCABLE GRANT, BARGAIN, SALE & WARRANTY DEED

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