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Brandi Ballingham



APN: 1220-22-211-029

RECORDING REQUESTED BY:

Bryce L. Rader, Esq.
Anderson, Dorn & Rader, Ltd.
500 Damonte Ranch Parkway, Ste, 860
Reno, Nevada 89521

WHEN RECORDED MAIL TO:

Dolores L. Pipkin
1425 Purple Sage Drive
Gardnerville, Nevada 89460

MAIL TAX STATEMENTS TO:

Dolores L. Pipkin
1425 Purple Sage Drive
Gardnerville, Nevada 89460

RPTT: \$0.00 Exempt (7)

Exempt (7): A transfer of title to or from a trust, if the transfer is made without consideration.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT,

DOLORES LUCILLE PIPKIN, Trustee, or her successors in trust, under the PIPKIN FAMILY REVOCABLE INTERVIVOS TRUST, dated December 29, 1992, and any amendments thereto,

For NO consideration, does hereby Grant, Bargain, Sell and Convey unto:

DOLORES L. PIPKIN, Trustee, or her successors in trust,
under the DOLORES L. PIPKIN LIVING TRUST,
dated December 2, 2008, and any amendments thereto,
an undivided 50% interest

In and to that real property situated in the County of Douglas, State of Nevada, more particularly described in Exhibit "A", attached hereto and incorporated herein, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues of profits thereof.

Subject To: 1. Taxes for the Current fiscal year, paid current
2. Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

WITNESS my hand, this 14th day of June, 2011.

Dolores L. Pipkin
DOLORES LUCILLE PIPKIN

STATE OF NEVADA }
 } ss:
COUNTY OF WASHOE }

This instrument was acknowledged before me, this 14th day of June, 2011,
by DOLORES LUCILLE PIPKIN.

Sara Lee Oliver
Notary Public





EXHIBIT "A"

Legal Description:

The land referred to herein is situated in the State of Nevada, County of Douglas City of GARDNERVILLE described as follows:

Lot 33, in Block A, as shown on the map of BARRINGTON RANCHOS, filed for record in the office of the County Recorder of Douglas County, Nevada, on March 1, 1991, in Book 391, Page 187, as Document No. 245840, being a subdivision of Lot 706 as shown on the map of Gardnerville Ranchos Unit No. 6, filed for record in the office of the County Recorder of Douglas County, Nevada on May 29, 1973, in Book 573, Page 1026, as File No. 665612.

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Property Address: 1425 Purple Sage Drive, Gardnerville, Nevada 89460