

DOUGLAS COUNTY, NV
RPTT:\$1162.20 Rec:\$18.00
\$1,180.20 Pgs=5 2014-850111
09/30/2014 11:32 AM
NORTHERN NEVADA TITLE CC
KAREN ELLISON, RECORDER

Assessor's Parcel No: 1318-25-201-002

The Grantors declare:
Documentary Transfer Tax is 1,162.20

When Recorded Mail To:
(Tax Statements Same)
Mr. & Mrs. Paul Campbell
1351 Baden Avenue
Grover Beach CA 93433

110215770

THIS DEED IS EXECUTED IN COUNTERPART

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged,
David M. Adams, Trustee and Anne M. Adams, Trustee of The Adams Revocable Living Trust dated December 7, 2005 and Robert W. Adams, Trustee and Marjorie Adams, Trustee of The Adams Family 2007 Trust dated February 15, 2007

Do(es) hereby **GRANT, BARGAIN, SELL, and CONVEY** to
Paul R. Campbell and Gail K. Campbell, husband and wife, as Joint Tenants

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

See Attached Exhibit "A"

WITNESS my hand this 26th day of September, 2014.

The Adams Revocable Living Trust dated December 7, 2005

By: David M. Adams
David M. Adams, Trustee

By: Anne M. Adams
Anne M. Adams, Trustee

SEE ATTACHED
NOTARY FORM

See attached
California
Acknowledgment
4B September 26th 2014

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

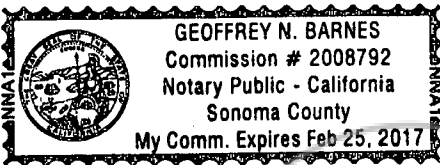
State of California

County of Sonoma

On September 26th 2014 before me, Geoffrey N. Barnes Notary Public
Date Here Insert Name and Title of the Officer

personally appeared David M. Adams and Anne M. Adams
Name(s) of Signer(s)

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]
Signature of Notary Public

Place Notary Seal Above

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: _____

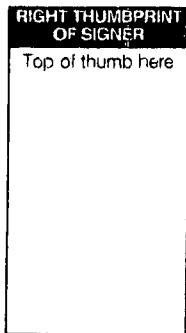
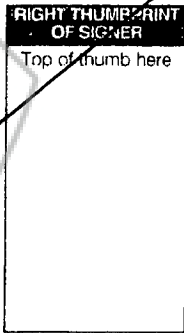
Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: _____

- Corporate Officer — Title(s): _____ Corporate Officer — Title(s): _____
- Individual Individual
- Partner — Limited General Partner — Limited General
- Attorney in Fact Attorney in Fact
- Trustee Trustee
- Guardian or Conservator Guardian or Conservator
- Other: _____ Other: _____



Signer Is Representing: _____

Signer Is Representing: _____

The Adams Family 2007 Trust dated February 15, 2007

By: *Robert W. Adams*
Robert W. Adams, Trustee

By: *Marjorie Adams*
Marjorie Adams, Trustee

State of: California

County of: Shasta

On 9/24/2014 before me, Nicole Marie Rightsell a notary public, David M. Adams, Anne M. Adams, Robert W. Adams, Marjorie Adams personally appeared who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is 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 *Nicole Marie Rightsell*
Name: Nicole Marie Rightsell
(typed or printed)



(Seal)



ACKNOWLEDGMENT

State of California
County of Shasta

On 9/24/2014 before me, Nicole Marie Rightsell, Notary Public
(insert name and title of the officer)

personally appeared David M. Adams and Marjorie Adams,
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 *Nicole Marie Rightsell*

(Seal)



EXHIBIT "A"

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

Parcel 1:

Commencing at a point on the Section line to Sections 25 and 26, Township 13 North, Range 18 East, M.D.B.&M, said point being 1309.70 feet North of the one-quarter corner common to Sections 25 and 26, Township 13 North, Range 18 East, M.D.B.&M., and running thence South 89°54' East 107.00 feet to the True Point of Beginning and running, thence South 89°54' East, 125.00 feet, thence South 07°46' West 133.20 feet, thence North 89°54' West, 107.00 feet, thence North 132.00 feet to the point of beginning.

Excepting therefrom all mineral and ores as reserved in Deed recorded December 20, 1947 in Book Y, Page 321 of Deed records.

Note: Legal description previously contained in Document No. 700558 recorded May 4, 2007 in Book 507, Page 1781, Official Records of Douglas County, State of Nevada.

Parcel 2:

An easement for roadway, ingress and egress as described in the Deed recorded October 17, 1956 in Book C-I Deeds, Page 218, Document No. 11815 and In the Deed recorded November 7, 1957 in Book C-I Deeds, Page 492, and in Deed recorded August 7, 1964 in Book 25, Page 533, Document No. 25787, Official Records.

State Of Nevada
Declaration Of Value

FOR RECORDERS OPTIONAL USE ONLY

1. Assessor Parcel Number(s)

a) 1318-25-201-002

b)

c)

d)

Document/Instrument #: _____

Book: _____ Page: _____

Date of Recording: _____

Notes: _____

2. Type of Property:

- a) _____ Vacant Land b) X Single Fam. Res.
- c) _____ Condo/Twnhse c) _____ 2-4 Plex
- d) _____ Apt. Bldg. e) _____ Comm'l/Ind'l
- f) _____ Agricultural g) _____ Mobile Home
- i) _____ Other _____

3. Total Value/Sales Price of Property:

\$298,000.00

Deed in Lieu of Foreclosure Only (value of property): \$ _____

Transfer Tax Value: \$ 298,000.⁰⁰

Real Property Transfer Tax Due: \$1,162.20

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, Section: _____

b. Explain Reason for Exemption:

1. Partial Interest: Percentage being transferred: _____ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature [Handwritten Signature]

Capacity Seller X GRANTOR

Signature _____

Capacity Buyer _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

REQUIRED

REQUIRED

Print Name: DAVID M. ADAMS ANNE M. ADAMS, TRUSTEES OF THE ADAMS REVOCABLE TRUST AND ROBERT W. ADAMS AN MARSOUEG ADAMS

Print Name: Paul Campbell, GAIL K. CAMPBELL

Address: 651 Scotland Drive TRUSTEES OF THE ADAMS FAMILY TRUST

Address: 1351 Baden Avenue

City: Santa Rosa

City: Grover Beach

State: CA

State: CA

Zip: 95409

Zip: 63433

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Northern Nevada Title Company

Order # 1102157-TO

Address: 307 W. Winnie Ln., #5

City: Carson City

State: NV

Zip: 89703

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)