DOUGLAS COUNTY, NV

RPTT:\$0.00 Rec:\$16.00

2015-858326

\$16.00 Pgs=3

03/13/2015 01:25 PM

ANDERSON, DORN, & RADER, LTD.

KAREN ELLISON, RECORDER

E07

This document does not contain a social security number.

Rebecca M. Conti

APN: 1420-35-310-029

#### **RECORDING REQUESTED BY:**

Bradley B Anderson, Esq. Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

#### AFTER RECORDING MAIL TO:

Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

#### MAIL TAX STATEMENT TO:

KEITH GIVENS and CATHERINE J. GIVENS 2665 Skyline Drive Minden, NV 89423

#### **GRANTEE'S ADDRESS:**

KEITH GIVENS and CATHERINE J. GIVENS, Trustees GIVENS LIVING TRUST 2665 Skyline Drive Minden, NV 89423

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,

KEITH GIVENS and CATHERINE J. GIVENS, who took title as, KEITH E. GIVENS and CATHERINE J. GIVENS, husband and wife, as Community Property

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

KEITH GIVENS and CATHERINE J. GIVENS, Trustees, or their successors in trust, under the GIVENS LIVING TRUST, dated February 23, 2015, and any amendments thereto.

It is the intent of the Trustors to maintain ownership of this asset as the Community Property of KEITH GIVENS and CATHERINE J. GIVENS.

ALL their interest in 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 our hands, this 11th day of March, 2015.

KEITH GIVENS

CATHERINE J. GIVENS

STATE OF NEVADA

}ss:

COUNTY OF WASHOE

This instrument was acknowledged before me, this 11<sup>th</sup> day of March, 2015, by KEITH GIVENS and CATHERINE J. GIVENS.

Notary Public



## **EXHIBIT "A"**

### **Legal Description:**

Lot 60 in Block E as set forth on the Final Subdivision Map FSM #94-04-01 for SKYLINE RANCH PHASE I filed for record with the Douglas County Recorder on May 11, 2001 in Book 501 of Official Records, Page 3298 as Document No. 514006.

APN: 1420-35-310-029

Property Address: 2665 SKYLINE DRIVE, MINDEN, NV 89423



	DECLARATION OF VALUE
1.	Assessors Parcel Number(s)
	a) 1420-35-310-029
	b) SG - Trust OK
	c)
	d)
2.	Type of Property:
	a) $\square$ Vacant Land b) $\underline{X}$ Single Fam. Res.
	c) $\square$ Condo/Twnhse d) $\square$ 2-4 Plex
	e) □ Apt. Bldg f) □ Comm'l/Ind'l
	g) □ Agricultural h) □ Mobile Home
	i)
_	TI + 1 W 1 / (0 1 D)
3.	Total Value/Sales Price of Property: \$
	Deed in Lieu of Foreclosure Only (value of property)
	Transfer Tax Value: \$ 0.00
	Real Property Transfer Tax Due: \$ 0.00
1	If Evamption Claimed
4.	If Exemption Claimed: a. Transfer Tax Exemption per NRS 375.090, Section # 7
	b. Explain Reason for Exemption: A transfer of title to or from a trust, if the transfer is made without
	consideration.
5	Partial Interest: Percentage being transferred: 100 %
٥.	Tartial interest. I electricage being transferred, 100 70
	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
	parties agree that 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 Capacity: Grantor
	Signature Capacity: Grantor
1	SELLER (GRANTOR) INFORMATION  BUYER (GRANTEE) INFORMATION
/	Name: KEITH and CATHERINE GIVENS  Name: GIVENS LIVING TRUST
7	Address: 2665 Skyline Drive Address: 2665 Skyline Drive
	City: Minden City: Minden
	State: Nevada Zip: 89423 State: Nevada Zip: 89423
	COMPANY/PERSON REQUESTING RECORDING (required if not the seller or buyer)
	Print Name: Anderson, Dorn & Rader Escrow #
	Address: 500 Damonte Ranch Pkwy, Suite 860
N	City: Reno State: Nevada Zip: 89521
7	(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)

STATE OF NEVADA