

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHERWISE SHOWN BELOW, MAIL TAX STATEMENT TO:

Name Ehsan and Mozhgan Talebi
Street Address 11600 Putter Way
City & State Los Altos, CA 94024
Zip



KAREN ELLISON, RECORDER E07

Title Order No. Escrow No.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Grant Deed

THE UNDERSIGNED GRANTOR (S) DECLARE (S)

DOCUMENTARY TRANSFER TAX IS \$ 0.00 -

unincorporated area City of Glenbrook, Nevada

Parcel No. 1418-27-403-003

- computed on full value of interest or property conveyed, or
- computed on full value less value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Ehsan and Mozhgan Talebi

hereby GRANT(S) to

Talebi Family Trust dtd 10/04/2013, Ehsan Talebi & MOZHGAN Talebi
as Co-Trustees

the following described real property in the City of Glenbrook, Nevada

county of Douglas County, State of Nevada

Legal description: See "Exhibit A" attached hereto and made a part hereof by reference, located at 1321 US Highway 50, Glenbrook, Nevada, 89413 .

Dated March, 12, 2015

STATE OF CALIFORNIA
COUNTY OF

On before me,

(here insert name and title of the officer)

, personally appeared

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

(This area for official notarial seal)

Ehsan Talebi
EHSAN TALEBI
Mozhgan Talebi
MOZHGAN TALEBI

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE; IF NO PARTY SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City & State

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Santa Clara

On 03/11/2015 before me, Amir A Ghassemzadeh
(insert name and title of the officer)

personally appeared Ehsan Talebi & Mozghan Talebi
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  (Seal)

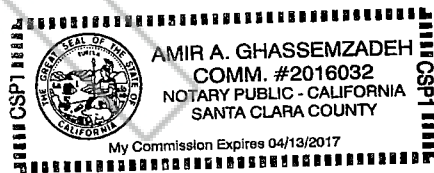


EXHIBIT A
LEGAL DESCRIPTION

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

Parcel 1:

All that certain piece or parcel of land situate in the State of Nevada, County of Douglas, and more particularly described as follows, to-wit:

A parcel of land approximately staked and described by metes and bounds as follows to-wit: (said description and staking are approximate, and are to be corrected to conform with an actual survey)

Beginning at a point on the Easterly boundary of the Nevada State Highway that bears North 39°3' East 396 feet from the Meander Corner on the Section line between Sections 27 and 34, Township 14 North, Range 18 East, M.D.B.&M. thence Northerly along the Easterly right of way of the Nevada State Highway along a segment of the curve on the said right of way, curving to the left with an 800 foot radius subtended by a chord North 3° West 50 feet from the point of beginning; thence North 86°30' East, 115 feet; thence South 12°15' East, 58 feet; thence North 89°30' West 125.5 feet to the point of beginning.

Said parcel of land is situate in fractional Southeast ¼ of the Southwest ¼ of Section 27, Township 14 North, Range 18 East, M.D.B.&M. in the County of Douglas, State of Nevada and what will be designated as Lot 9 Block C of "Cave Rock View Subdivision" when subdivided.

Parcel 2:

All that certain piece or parcel of land situate in the State of Nevada, County of Douglas, and more particularly described as follows, to-wit:

A parcel of land approximately described by metes and bounds as follows: (said description is approximate and is to be corrected to conform with an actual survey of what will be called "Cave Rock View Subdivision")

Beginning at a point on the Easterly boundary of the Nevada State Highway, which point bears North 39°3' East, 396 feet from the Meander Corner on the Section line between Sections 27 and 34, Township 14 North, Range 18 East, M.D.B.&M.; thence North 3° West, 50.00 feet to the true point of beginning, said point is on the Easterly boundary of the Nevada State Highway and being the Northwest corner of proposed Lot 9, Block C of said Cave Rock View Subdivision, when subdivided; thence North along the Easterly right of way of the Nevada State Highway along a segment of the curve on the said right of way, curving to the left with an 800 foot radius subtended by a chord North 2°20' West, 25.0 feet from the said true point of beginning; thence North 84°22' East, 110 feet; thence South 12°15' East, 28 feet to the Northeast corner of said Lot 9 of the proposed Cave Rock View Subdivision; thence South 86°30' West, 115 feet along the Northerly boundary of said lot 9, to the point of beginning.

Said parcel of land is situate in fractional Southeast ¼ of the Southwest ¼ of Section 27, Township 14 North, Range 18 East, M.D.B.&M. in the County of Douglas, State of Nevada and what will be the South ½ of Lot 10, Block C of Cave Rock View Subdivision, when subdivided.

Note: Legal description previously contained in Document No. 288714 recorded on September 21, 1992.

APN: 1418-27-403-003

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1418-27-403-003
 b) _____
 c) _____
 d) _____

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

FOR RECORDERS OPTIONAL USE ONLY
 BOOK _____ PAGE _____
 DATE OF RECORDING: _____
 NOTES: 113 - SOW TRUST papers

3. Total Value/Sales Price of Property: \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 7
 b. Explain Reason for Exemption: Transfer into Talebi Family Trust without consideration

5. 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 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 [Signature] Capacity Trustee

Signature [Signature] Capacity Trustee

SELLER (GRANTOR) INFORMATION (REQUIRED)

Ehsan and Mozghan Talebi
 Print Name: _____
 Address: 11600 Putter Way
 City: Los Altos
 State: CA Zip: 94024

BUYER (GRANTEE) INFORMATION (REQUIRED)

Talebi Family Trust dated 10/04/2013
 Print Name: _____
 Address: 11600 Putter Way
 City: Los Altos
 State: CA Zip: 94024

COMPANY/PERSON REQUESTING RECORDING (required if not the seller or buyer)

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)