

A.P.N. 1419-01-701-020



KAREN ELLISON, RECORDER

E07

14-

Recording Requested by and
When Recorded, Mail Deed
and Tax Statements to:

Abby Lippincott
3668 Cherokee Dr.
Carson City, NV 89705

GRANT, BARGAIN AND SALE DEED

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

ABBY LIPPINCOTT (Grantor),

hereby grants, bargains and sells to

ABBY LIPPINCOTT TRUST (Grantee),

That certain real property situated in the County of Douglas, State of Nevada, more particularly described as follows:

*Being a portion of the Southeast 1/4 of Section 1, Township 14 North,
Range 19 East, M.D.B.&M., further described as follows:
Parcel C, as shown on Parcel Map filed for record September 20, 1979,
In Book 979, at Page 1651, as Document No. 36909, Official Records of
Douglas County, State of Nevada.*

TOGETHER WITH all and singular the tenements, hereditaments and appurtenances, including easements and water rights if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

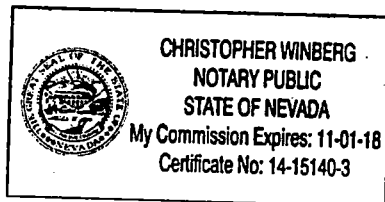
DATED this 3 day of April, 2015.

ABBY LIPPINCOTT

STATE OF Nevada)
COUNTY OF Carson City)
ss.)

On April 3rd, 2015, before me, a notary public, ABBY LIPPINCOTT personally appeared and known or proved to me to be the person whose name is subscribed to the above instrument who acknowledged that she executed the instrument.

Notary Public



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 1419-01-701-020
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: <u>Trust OK - J</u>	

3. Total Value/Sales Price of Property: \$ _____
Deed in Lieu of Foreclosure Only (value of property) _____
Transfer Tax Value: \$ _____
Real Property Transfer Tax Due: \$0.00

4. If Exemption Claimed:
a. Transfer Tax Exemption per NRS 375.090, Section # 7
b. Explain Reason for Exemption: Transfer of title to a trust with certificate of trust presented at time of transfer

5. Partial Interest: Percentage being transferred: 100.0 %

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 Audrey Damonte Capacity Attorney
Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: Abby Lippincott
Address: 3668 Cherokee Dr.
City: Carson City
State: NV Zip: 89705

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Abby Lippincott, Trustee,
of the Abby Lippincott Trust
Print Name: _____
Address: 3668 Cherokee Dr.
City: Carson City
State: NV Zip: 89705

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Audrey Damonte, Esq. Escrow # n/a
Address: 9425 Double R Blvd., Suite F
City: Reno State: NV Zip: 89521

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