

A.P.N.: 1418-10-511-005
File No: 141-2498956 (NMP)
R.P.T.T.: \$7,410.00 C

When Recorded Mail To: Mail Tax Statements To:
Lawrence Nejasmich
1720 Crockett Lane
Hillsborough, CA 94010

GRANT, BARGAIN and SALE DEED

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

Erik D. Olsen and Jacqueline A. Olsen, Co-Trustees of The Erik D. Olsen and Jacqueline A. Olsen Living Trust, dated June 12, 1984

Subject to exception no.

do(es) hereby GRANT, BARGAIN and SELL to

Lawrence Nejasmich and Mary Jo Nejasmich, Trustees of The Lawrence Nejasmich and Mary Jo Nejasmich 2004 Trusts dated April 1, 2004; Steven L. Dylina and Ann M. Nejasmich, Trustees of The Steven L. Dylina and Ann M. Nejasmich 2007 Trust, dated November 6, 2007; Kathryn A. Nejasmich, a married woman as her sole and separate property; Matthew G. Nejasmich, a married man as his sole and separate property; Daniel L. Nejasmich, a married man as his sole and separate property; Matthew J. Dylina, an unmarried man and Mark S. Dylina, an unmarried man

the real property situate in the County of Douglas, State of Nevada, described as follows:

LOT 5 IN BLOCK C, AS SHOWN ON THE MAP OF GLENBROOK, UNIT NO. 3-A, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON JUNE 13, 1980, AS DOCUMENT NO. 45299, IN BOOK 680 OF MAPS, PAGE 1269, AND AMENDMENT THERETO RECORDED MARCH 3, 1981 IN BOOK 381 OF OFFICIAL RECORDS, PAGE 117, DOCUMENT NO. 53983, OF DOUGLAS COUNTY, NEVADA.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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

Date: 02/08/2016

COPY

The Erik D. Olsen and Jacqueline A. Olsen
Living Trust

Erik D. Olsen, Co-Trustee
Erik D. Olsen, Co-Trustee

Jacqueline A. Olsen, Trustee
Jacqueline A. Olsen, Co-Trustee

STATE OF **NEVADA**)
 : **ss.**
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on MARCH 18, 2016 by

SEE ATTACHED
Notary Public
(My commission expires: JULY 17, 2019)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
February 08, 2016 under Escrow No. **141-2498956**.

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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 ALAMEDA)

On MARCH 18th 2016 before me, A. SIDDIQI,
Date Here Insert Name and Title of the Officer

personally appeared ERIK OLSEN AND JACQUELINE OLSEN
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.



Place Notary Seal Above

Signature [Handwritten Signature]
Signature of Notary Public

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: GRANT, BARGAIN & SALE DEED Document Date: MARCH 18, 2016
Number of Pages: 3 Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1418-10-511-005
- 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$1,900,000.00
- b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
- c) Transfer Tax Value: \$1,900,000.00
- d) Real Property Transfer Tax Due \$7,410.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
- b. Explain reason for exemption: _____

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: Erik D. Olsen

Capacity: Grantor

Signature: Jacqueline D. Olsen

Capacity: Grantor

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

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

The Erik D. Olsen and Jacqueline
Print Name: A. Olsen Living Trust

The Lawrence Nejasmich
and Mary Jo Nejasmich
Print Name: 2004 Trust

Address: 3441 Streamside Cir #107

Address: 1720 Crockett Lane

City: Pleasanton

City: Hillsborough

State: CA Zip: 94588

State: CA Zip: 94010

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

First American Title Insurance
Print Name: Company
Address: P.O. Box 645
City: Zephyr Cove

File Number: 141-2498956 NMP/NMP
State: NV Zip: 89448

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