DOUGLAS COUNTY, NV

Rec:\$16.00 Total:\$16.00

2016-882834 06/20/2016 09:56 AM

Pas=4

JAYNE P. FULLER



KAREN ELLISON, RECORDER

E07

When recorded mail to: **Jayne Penelope Fuller** 6051 N Ocean Drive # 1106 HOLLYWOOD, FL 33019

A.P.N.: 1319-03-811-030 File No.: 141-2270847 (CD)

## GRANT, BARGAIN & SALE DEED

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

The IPF 2013 Living Trust 70% (seventy percent) that acquired title on 06/05/2013 from Jayne Penelope Fuller

Alexandra Pfeil-Schneider 30% (thirty percent) (an unmarried woman - daughter of Jayne Penelope Fuller)

Does hereby GRANT, BARGAIN AND SELL to;

The IPF 2013 Living Trust 100% (one hundred percent)

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

## PARCEL I

UNIT 30, BLOCK C, AS SET FORTH ON THE PLAT OF GENOA LAKES PHASE 2, FILED FOR RECORD IN THE OFFICE OF DOUGLAS COUNTY RECORDER ON JUNE 2, 1994, IN BOOK 694, PAGE 202, AS DOCUMENT 338683.

## PARCEL II

THAT CERTAIN EXCLUSIVE USE AND LANDSCAPE EASEMENT DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEASTERLY CORNER OF UNIT 30 AS SHOWN ON THE FINAL MAP FOR GENOA LAKES PHASE 2 PLANNED UNIT DEVELOPMENT DOCUMENT NO 338683 OF DOUGLAS COUNTY RECORDER OFFICE – SAID POINT BEARS S.29°52'41"E., 149.48 FEET FROM TIEPOINT 'C' AS SHOWN ON THE GENOA LAKES PHASE 2 FINAL MAP; THENCE S.41°22'53" W., ALONG THE WESTERLY LINE OF SAID UNIT 30, 63.67 FEET TO THE TRUE POINT OF BEGINNING; THENCE S.41°22'53"W., 35.00 FEET; THENCE S.55°08'43"E., 39.59 FEET; THENCE S.57°34'58"E., 39.75 FEET. THENCE N.36°06'57"E., 37.00 FEET TO THE SOUTHWESTERLY CORNER OF UNIT 29 AS SHOWN ON SAID GENOA LAKES PHASE 2 FINAL MAP; THENCE N. 36°06'57" E., ALONG THE WESTERLY LINE OF SAID UNIT 29, 24.00 FEET; THENCE N. 53°53'03" W., 4.00 FEET, THENCE N. 36°06'57"E., 13.49 FEET: THENCE N. 48°37'07" W., 12.78 FEET TO A POINT ON THE EASTERLY LINE OF SAID UNIT 30; THENCE ALONG THE EASTERLY AND SOUTHERLY BOUNDARY LINE OF SAID UNIT 30 THE FOLLOWING 6 COURSES:

- 1. S. 41°22'53" W., 36.33 FEET
- 2. N. 48°37'07" W., 12.33 FEET

- 3. S. 41°22'53" W., 3.67 FEET
- 4. N. 48°37'07" W., 25.33 FEET
- 5. S. 41°22'53" W., 9.50 FEET
- 6. N. 48°37'07" W., 17.33 FEET TO THE TRUE POINT OF BEGINNING

NOTE: THE ABOVE METES AND BOUND DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED FEBRUARY 20, 2004 IN BOOK 0204, PAGE 08804, AS INSTRUMENT NO. 605230

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

Dated: June 11th, 2016

ALEXANDRA PFEIL-SCHNEIDER

## FLORIDA SHORT-FORM INDIVIDUAL ACKNOWLEDGMENT

F.S. 695.25

The foregoing instrument was acknowledged before me this	State of Florida	
Date  of June Jail  Month Year  Month Name of Person Acknowledging  who is personally known to me or who has produced Alambia Posspari  Am Lea Her Type of Identification  as identification  as identification  as identification  Alambia Public State of Florida  Notary Public State of Florida  Notary Public State of Florida  Place Notary Seal Stamp Above  Notary Public State of Florida  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:   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:   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  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages:  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages:  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pages: 2  Signer(s) Other Than Named Above: No Shar Land Sale Description of Pag	s charact	\ \
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Of Jane Jose Worth Wear Amonth Year Amonth Joseph Acknowledging who is personally known to me or who has produced Calambia Parspart Am USG 457 Type of Identification as identification as identification as identification as identification.  Notary Public - State of Florida Commission # F1 18274 My Comm. Expires Jan 4, 2019  Place Notary Seal Stamp Above Notary Public — State of Florida  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:   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:   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:   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:   Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.		before the thisaay
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STATE OF NEVADA	
DECLARATION OF VALUE	
1. Assessor Parcel Number(s)	
a) 1319-03-811-030	$\wedge$
b)	
c)	\ \
<u> </u>	\ \
2. Type of Property:	\ \
· - · · ·	\ \
a) Vacant Land b) Single Fam. Res.	
c) Condo/Twnhse d) 2-4 Plex	FOR RECORDERS OPTIONAL USE ONLY
e) Apt. Bldg f) Comm'l/Ind'l	BOOK
g) Agricultural h) Mobile Home	NOTES 7 - + - CALL C
i)	- Trust Writud
,	
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 ICE (' CI : 1	
4. <u>If Exemption Claimed:</u> a. Transfer Tax Exemption per NRS 375.090, Sec	uton # 7
a. Transfer Tax Exemption per NRS 375.090, See b. Explain Reason for Exemption: TRANSF	
CONSIDERATION	ZA TO TROST WITHOUT
CON SI SE IO I I ION	
5. Partial Interest: Percentage being transferred:3	O %
or running out and the second	
The undersigned declares and acknowledges, under per	palty of periury, pursuant to NRS 375,060 and NRS
375.110, that the information provided is correct to the	
supported by documentation if called upon to substantia	
parties agree that disallowance of any claimed exemption	
result in a penalty of 10% of the tax due plus interest at	
	<u>'</u>
Pursuant to NRS 375.030, the Buyer and Seller shall be jointly	y and severally liable for any additional amount owed.
Simoture Ptules	TOUSTEE
Signature TIMES	Capacity TRUSTEE
a: /.	a /u
Signature	Capacity
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
(REQUIRED)	(ADQUALD)
Print Name: ALEXANDRA PFEIL-SCHNEIDER	int Name: THE JPF 2013 LIVING TRUST
Address: 6051 N OCEAN DR. #1106 A	ddress: 6051 N OCEAN DR #1106
City: HOLLYWOOD C	tv: Hallywood
State: FL Zip: 33019 St	ate: FL Zip: 3309
	•
COMPANY/PERSON REQUESTING RECORDING	
(required if not the seller or buyer)	G
	Escrow #
Address:  City: State:	Zip:
City: State: State:	
(	,