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Maupin, Cox & Legoy  
P.O. Box 30000  
Reno NV 89520

Assessor's Parcel No. 1219-10-002-049



KAREN ELLISON, RECORDER E07

RPTT: 0

After recording, mail Deed  
and all future tax statements to:  
A. Carol Goodhart, Trustee  
The Goodhart Survivor's Trust  
1854 Almond Tree  
Hemet, CA 92545

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons per N.R.S. 239B.030.

*G. Barton Mowbray*  
Signature of Declarant or Agent

**GRANT, BARGAIN, AND SALE DEED**

A. Carol Goodhart, Trustee of The M. & C. Goodhart Living Trust dated November 5, 1990, hereby grants, bargains, and sells with full warranty of title to A. Carol Goodhart, Trustee of the Goodhart Survivor's Trust dated July 17, 2010, as amended, the real property located in the County of Douglas, State of Nevada, described as follows:

Lot 1, Block B, of SIERRA RANCHO ESTATES NO. 1, filed in the office of the Douglas County Recorder's Office on August 23, 1978, in Book 878, Page 1963, Document No. 24464, Official Records, Douglas County, Nevada.

This conveyance is subject to the following liens and encumbrances:

1. All monetary liens and encumbrances of record, if any.
2. General, special, and any supplemental county taxes and assessments not delinquent.

3. Covenants, conditions, restrictions, reservations, easements, and rights-of-way of record, if any.

Together with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated this 4 day of Aug, 2016.

  
\_\_\_\_\_  
A. Carol Goodhart

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 Riverside ) ss.

On 8/4/16, before me, Linda Lutz, a Notary Public, personally appeared A. Carol Goodhart who proved to me on the basis of satisfactory evidence to be the person(s) whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person 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.



  
\_\_\_\_\_  
Notary Public, State of California

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1219-10-002-049  
 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: <i>SD Trust Verified</i>	

3. Total Value/Sales Price of Property: \$ 550,000.<sup>00</sup>  
 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: A transfer of title to or from a trust without consideration if a certificate of trust is presented at the time of transfer.

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 \_\_\_\_\_ Capacity \_\_\_\_\_

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

Print Name: *A. Carol Goodhart*  
 Address: 1854 Almond Tree  
 City: Hemet  
 State: CA                      Zip: 92545

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: *A. Carol Goodhart* TRUSTEE  
 Address: 1854 Almond Tree  
 City: Hemet  
 State: CA                      Zip: 92545

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: G. Barton Mowry, Maupin, Cox & LeGoy      Escrow # n/a  
 Address: 4785 Caughlin Parkway  
 City: Reno                      State: NV                      Zip: 89519

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