

RECORDING REQUESTED BY:

MAIL TAX STATEMENTS AND  
WHEN RECORDED MAIL TO:

✓ Raymond Shay  
1778 Elm Road  
Concord CA 94519

Order No.:

Escrow No.:



KAREN ELLISON, RECORDER

E07

APN: 1421-00-002-017

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

## GRANT DEED

*For valuable consideration*, receipt of which is hereby acknowledged,

Raymond Shay, a single man

hereby *GRANT(S)* to:

Raymond Shay and Toni Shay, as Trustees of the Raymond Shay and Toni Shay Revocable Trust dated 10/24/2014.

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

**A parcel of land located in the Southeast 1/4 of the Northwest 1/4 of Section 31, Township 14 North, Range 21 East, M.D.B.&M., Douglas County, Nevada, more particularly described as follows:**

### PARCEL ONE:

**COMMENCING** at a found brass cap, which is the West 1/4 corner of Section 31, Township 14 North, Range 21 East, M.D.B.&M., proceed North 86°50'50" East, 1,176.59 feet, to the TRUE POINT OF BEGINNING, which is the Southwest corner of the parcel; proceed thence North 00°08'30" West, 337.34 feet to the Northwest corner of the parcel; thence North 89°50'50" East, 1,293.04 feet, to the Northeast corner of the parcel; thence South 00°08'30" East, 337.34 feet to the Southeast corner of the parcel, and also the center of Section 31: thence South 86°50'50" West, 1,293.04 feet to the TRUE POINT OF BEGINNING.

### PARCEL TWO:

**An easement for public access and utility purposes, 50 feet in width over the existing unimproved roadway which crosses the Parcel in a North-North west direction, the**

centerline of which is described as follows: Beginning at a point on the Southerly boundary of the Parcel, 605.2 feet from the Southeast corner of the parcel; proceed North 32°22'34" West, 517.55 feet; North 16°59'10" West, 228.70 feet; North 12°06'42" West, 44.85 feet; North 14°36'02" West, 265.67 feet; North 28°27'50" West, 126.06 feet; and North 23°05'39" West, 466.78 feet, to the TERMINATION OF THE EASEMENT, 439.90 feet from the Northwest corner of the parcel described in Deed recorded April 29, 1977, in Book 477, at Page 1660 as Document No. 08854.

EXCEPT THEREFROM all that portion of said land lying within the boundary of the hereinabove first mentioned parcel.

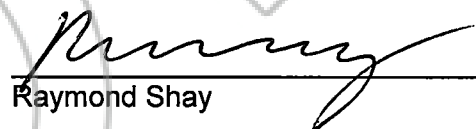
**PARCEL THREE:**

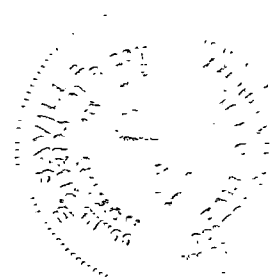
An easement for public access and utilities, 50 feet in width, BEGINNING at a point on the Northerly boundary of Parcel 1 Legal Description set forth in various Deeds of Record, one among them being recorded September 24, 1984 in Book 984, Page 2291, as Document No. 107127, of Official Records, 439.90 feet from the Northwest corner of the parcel, and extending thence North 0°08'30" West, 337.34 feet, across the Westerly 50 feet of the ROUTT PROPERTY, to the TERMINATION on the Northerly boundary of the ROUTT PROPERTY, in Deed recorded November 5, 1971 in Book 93 at Page 130 as Document No. 55321-A

The above metes and bounds description appeared previously in that certain document recorded September 5, 1996 in Book 996, Page 521, as Document No. 395814.

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.

Dated: 10-30-16

  
Raymond Shay



STATE OF CALIFORNIA )  
 ) SS.  
COUNTY OF Contra Costa )

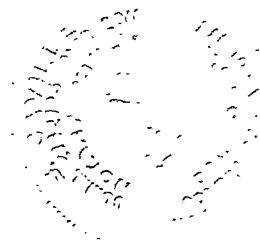
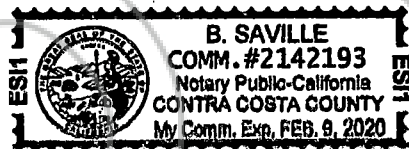
On October 30, 2016 before me,  
B. Saville, a Notary Public,  
personally appeared: Raymond Shay,

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 \_\_\_\_\_



STATE OF NEVADA  
DECLARATION OF VALUE

- 1. Assessor Parcel Number(s)
  - a) 1421-00-002-017
  - 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>SD-Trust Verified</u>	

- 3. Total Value/Sales Price of Property: \$ \$0.00
- Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_
- Transfer Tax Value: \$ \$0.00
- 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 Trust without consideration

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 [Signature] Capacity Raymond Shay (Grantor)

Signature [Signature] Capacity Raymond Shay, Trustee

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

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

Print Name: Raymond Shay  
 Address: 1778 Elm Road  
 City: Concord  
 State: CA Zip: 94519

Print Name: Raymond shay and Toni Shay, Trustees  
 Address: 1778 Elm Road  
 City: Concord  
 State: CA Zip: 94519

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: Raymond Shay Escrow # \_\_\_\_\_  
 Address: 1778 Elm Road  
 City: Concord State: CA Zip: 94519

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