

APN: 1220-21-510-184
**RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:**

Peter Adamco, Esq.
The Law Offices of Peter P. Adamco
P.O. Box 1564
Zephyr Cove, NV 89448



KAREN ELLISON, RECORDER E05

MAIL TAX STATEMENT TO:
Susan Coppini and Susan Channel
504 Winton Drive
South Lake Tahoe, CA 96150

GRANT DEED

THIS INDENTURE WITNESSETH: That SUSAN M. COPPINI and SUSAN CHANNEL, a married couple as community property with right of survivorship, for no consideration, do hereby grant, bargain and convey unto the CHANNEL AND COPPINI FAMILY TRUST originally dated November 19, 2002, as amended on May 1, 2016, SUSAN E. CHANNEL and SUSAN M. COPPINI, CO-TRUSTEES, all of their right, title and interest to that certain real property situate in the County of Douglas, State of Nevada, more particularly described as follows:

Lot 292, as shown on the Official Map of Gardnerville Ranchos Unit No. 6, filed for record on May 29, 1973, in the Office of the County Recorder of Douglas County, Nevada as Document No. 66512.

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TOGETHER WITH, all tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversion, remainders, rents, issues or profits thereof.

DATED this 8 day of December, 2016.

Susan M Coppini
SUSAN M. COPPINI
Susan Channel
SUSAN CHANNEL

STATE OF NEVADA)

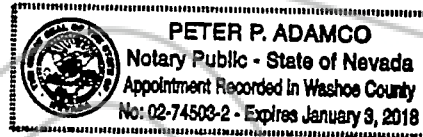
:ss.

COUNTY OF DOUGLAS)

On 12.8.16 before me, PETER P. ADAMCO personally appeared SUSAN M. COPPINI, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person 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.

WITNESS my hand and official seal.

Peter P. Adamco
NOTARY PUBLIC



STATE OF NEVADA)

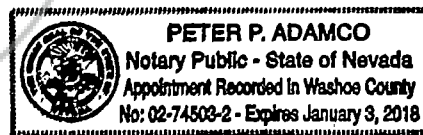
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Peter P. Adamco
NOTARY PUBLIC



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 1220-21-510-184
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'/Ind'l
g) Agricultural h) Mobile Home
i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Trust Verified</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: \$ _____

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 without consideration

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 Susan M Coppini Capacity Owner

Signature Susan Channel Capacity Owner

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: SUSAN COPPINI
Address: 504 WINTOON DRIVE
City: SOUTH LAKE TAHOE
State: CA Zip: 96150

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: SUSAN CHANNEL
Address: 504 WINTOON DRIVE
City: SOUTH LAKE TAHOE
State: CA Zip: 96150

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: PETER P. ADAMCO, ESQ. Escrow # _____
Address: PO BOX 1564
City: ZEPHYR COVE State: NV Zip: 89448

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