



KAREN ELLISON, RECORDER

RECORDING REQUESTED BY:
AND WHEN RECORDED MAIL TO:

✓ KEITH C. WELPUTT
Attorney at Law
P.O. Box 7955
Newport Beach, CA 92658-7955

Space above this line for Recorder's use

MAIL TAX STATEMENTS TO:

ROSE M. HARTMAN, TRUSTEE
24201 Vista D'Oro
Dana Point, California 92629

APN: #41-210-0

1319-36-710-004

WARRANTY DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, I, ROSE M. HARTMAN, a widow, do hereby give, grant, convey, warrant and confirm to ROSE M. HARTMAN, TRUSTEE OF THE ROSE M. HARTMAN TRUST DATED FEBRUARY 16, 2017, the real property in the City of Stateline, County of Douglas, State of Nevada, described as follows:

“Unit 4, Lot 23 Condominium, as set forth on Sheet 7 of the Third Amended Map of Tahoe Village Unit No. 2, filed for record August 14, 1979, as Document No. 35555, Official Records of Douglas County, State of Nevada, together with an undivided 1/18th interest in and to those areas designated as Common Areas as set forth on the Map of Lot 23 Condominium, as set forth on Sheet 7 of the Third Amended Map of Tahoe Village Unit No. 2, filed for record August 14, 1979, as Document No. 35555, Official Records of Douglas County, State of Nevada.”

COMMONLY KNOWN AS 495 TRAMWAY #4, STATELINE, NEVADA

Dated: February 16, 2017

Rose M. Hartman
Rose M. Hartman

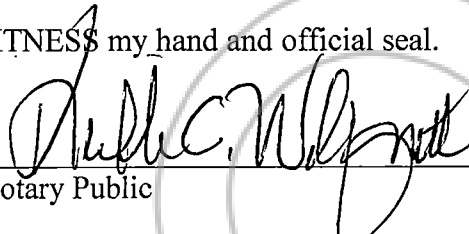
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA :
: ss.
COUNTY OF ORANGE :

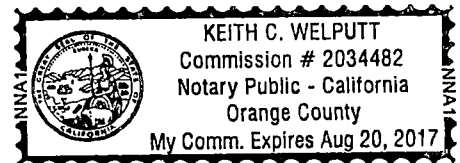
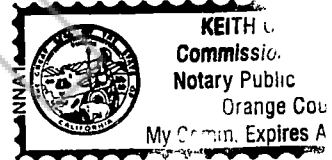
On February 16, 2017, before me, Keith C. Welputt, a Notary Public, personally appeared ROSE M. HARTMAN, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged to me that he/she/they executed the same in his/her/their 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.



Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 41-210-04
 b. 1319-30-710-004
 c. _____
 d. _____

2. Type of Property:
- | | |
|---|--|
| a. <input type="checkbox"/> Vacant Land | b. <input type="checkbox"/> Single Fam. Res. |
| c. <input checked="" type="checkbox"/> Condo/Twnhse | d. <input type="checkbox"/> 2-4 Plex |
| e. <input type="checkbox"/> Apt. Bldg | f. <input type="checkbox"/> Comm'/Ind'l |
| g. <input type="checkbox"/> Agricultural | h. <input type="checkbox"/> Mobile Home |
| <input type="checkbox"/> Other | |

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: <u>SD - Trust Verified</u>	

- 3.a. Total Value/Sales Price of Property \$ 00.00
 b. Deed in Lieu of Foreclosure Only (value of property) (00.00)
 c. Transfer Tax Value: \$ 00.00
 d. Real Property Transfer Tax Due \$ 00.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 05
 b. Explain Reason for Exemption: Transfer from deceased spouse to surviving spouse, without consideration

5. Partial Interest: Percentage being transferred: 100 %
 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 Rose M. Hartman Capacity: for Grantor
 Signature Rose M. Hartman Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Eugene D. Hartman
 Address: Deceased
 City: _____
 State: _____ Zip: _____

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Rose M. Hartman
 Address: 24201 Vista D'Oro
 City: Dana Point
 State: CA Zip: 92629

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Keith C. Welputt, Attorney Escrow # _____
 Address: PO Box 7955
 City: Newport Beach State: CA Zip: 92658