

APN# : 1220-21-111-065

RPTT: \$0.00



KAREN ELLISON, RECORDER

E07

Recording Requested By:

Escrow No.: 084724-WLD
When Recorded Mail To:
Frank E. Stroobant
P.O. Box 6719
Gardnerville, NV 89460

Mail Tax Statements to: (deeds only)
Same as Above

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

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

Frank E. Stroobant, a married man as his sole and separate property

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to


Frank Emile Stroobant, II and Glenda Herren Stroobant, Co-Trustees of The Stroobant Revocable Living Trust, dated November 14, 2014

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas State of Nevada bounded and described as follows:

See attached Exhibit A

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

Dated: 04/04/2017


Frank E. Stroobant

STATE OF Nevada } ss
COUNTY OF Douglas
This instrument was acknowledged before me on
4-5-2017

By Frank E. Stroobant.



Notary Public



EXHIBIT "A"

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

All that certain parcel situate within a portion of the Northwest One-Quarter (NW 1/4) of Section Twenty-One (21), Township Twelve (12) North, Range Twenty (20) East, Mount Diablo Meridian, County of Douglas, State of Nevada, being a portion of the Common Area as shown on the Final Map Heritage Nevada Senior Housing, A Planned Unit Development, filed in Book 906, Page 2968, being Document No. 684198, recorded in Official Records of Douglas County, Nevada on September 11, 2006 being more particularly described as follows:

ALL of Lot 36 as shown on said Heritage Nevada Senior Housing final map, as Document No. 684198.

TOGETHER WITH:

COMMENCING at the southwest corner of the Heritage Nevada Senior Housing final map, being the southwest corner of the Common Area Parcel as shown on said final map, from which the Northwest Corner of said Section 21, bears North 00°00'49" West, 1042.33 feet;

THENCE, North 71°08'33" East, 340.54 feet to the **POINT OF BEGINNING** for this description, being a point on the prolongation of the westerly line of said Lot 36;

THENCE, leaving said Point of Beginning and along the prolongation of the westerly line of said Lot 36, North 04°38'24" East, 5.00 feet, to the southwest corner of said Lot 36;

THENCE, along the southerly line of said Lot 36, South 85°21'36" East, 50.00 feet, to the southeast corner of said Lot 36;

THENCE, along the prolongation of the easterly line of said Lot 36, South 04°38'24" West, 5.00 feet;

THENCE, North 85°21'36" West, 50.00 feet, to the above mentioned Point of Beginning, for this description.

NOTE: The above metes and bounds description appeared previously in that certain Corrected Boundary Line Adjustment Deed recorded in the office of the County Recorder of Douglas County, Nevada on November 28, 2016, as Document No. 2016-891223 of Official Records.

Assessor's Parcel Number(s):
1220-21-111-065

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1220-21-111-065

2. Type of Property:
 a) Vacant Land
 c) Condo/Twnhse
 e) Apt. Bldg
 g) Agricultural
 i) Other _____
 b) Single Fam. Res.
 d) 2-4 Plex
 f) Comm'l/Ind'l
 h) Mobile Home

FOR RECORDERS OPTIONAL USE ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING:	_____
NOTES:	<i>Trust OK - [Signature]</i>

3. Total Value/Sales Price of Property: \$0
 Deed in Lieu of Foreclosure Only (value of property) (
 Transfer Tax Value: \$0
 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 to Trust, no 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: *Frank Emile Stroobant II* Capacity: Grantee
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Frank E. Stroobant
Address: _____
P.O. BOX 6719
City: Gardnerville
State: NV **Zip:** 89460

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Frank Emile Stroobant, II and Glenda Herren Stroobant, Co-Trustees of the Stroobant Revocable Living Trust
Address: _____
P.O. Box 6719
City: Gardnerville
State: NV **Zip:** 89460

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: _____ **Esc. #:** _____
Address: _____
City/State/Zip: _____

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