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KAREN ELLISON, RECORDER

E07

WHEN RECORDED, MAIL TO:  
Gregory R. Keller, Trustee  
Julie H. Keller, Trustee  
1447 Cardiff Drive  
Gardnerville, NV 89410

**GRANT, BARGAIN AND SALE DEED**

JULIE KELLER and GREGORY KELLER, Wife and Husband, as joint tenants, of Gardnerville, County of Douglas, State of Nevada, Grantors, do hereby grant, bargain and sell to GREGORY R. KELLER and JULIE H. KELLER, jointly, or either or the survivor of them as Co-Trustees of the GREG AND JULIE KELLER 2017 LIVING TRUST, U/A dated 5/5/2017, 1447 Cardiff Drive, Gardnerville, NV 89410, Grantee, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the tract of land in the County of Douglas, State of Nevada, more particularly described as follows:

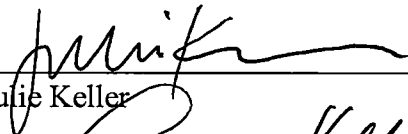
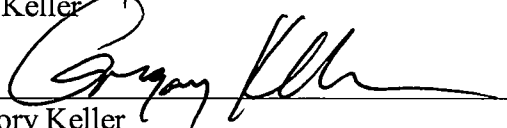
Lot 14 in Block A of Chichester Estates Phase 13 Final Subdivision Map 1006-13, according to the map thereof, filed in the Office of the County Recorder of Douglas County, State of Nevada on October 4, 2004, in Book 1004, Page 1052, as Document No. 625784.

A.P.N.: 1320-33-818-014

TOGETHER with all improvements and appurtenances thereunto belonging.

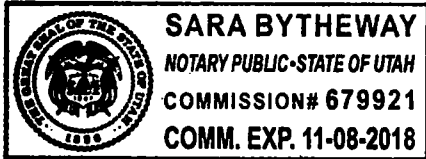
SUBJECT TO liens, easements, rights of way, restrictions and reservations appearing of record.

WITNESS, the hands of aid Grantors this 5th day of May, 2017.

  
\_\_\_\_\_  
Julie Keller  
  
\_\_\_\_\_  
Gregory Keller

STATE OF UTAH            )  
                                      :SS.  
COUNTY OF UTAH        )

The foregoing instrument was acknowledged before me this 5th day of May, 2017, by JULIE KELLER and GREGORY KELLER.



*Sara Bytheway*  
\_\_\_\_\_  
Notary Public

COOPER

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1320-33-818-014  
 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: <u>Trust OK BC</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: \$ \$0.00

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section # 7  
 b. Explain Reason for Exemption: Transfer to trust without consideration (Certificate of Trust attached)

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 Gregory R. Keller Julie K Capacity Grantors

Signature Gregory R. Keller Julie K Capacity Trustees

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: Gregory Keller and Julie Keller  
 Address: 1447 Cardiff Drive  
 City: Gardnerville  
 State: Nevada Zip: 89410

Print Name: Greg and Julie Keller 2017 Living Trust  
 Address: 1447 Cardiff Drive  
 City: Garnerville  
 State: Nevada Zip: 89410

COMPANY/PERSON REQUESTING RECORDING  
(required if not the seller or buyer)

Print Name: Sara Bytheway, Attorney Escrow # \_\_\_\_\_  
 Address: 3521 North University Avenue #200  
 City: Provo State: UT Zip: 84604

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