

DOUGLAS COUNTY, NV
RPTT:\$1780.35 Rec:\$16.00
\$1,796.35 Pgs=3
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

2017-901611

07/19/2017 02:15 PM

WHEN RECORDED MAIL TO:
Marilyn Diane Adame
6971 B Rodling Drive
San Jose, Ca 95138

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 1703192-RLT

The undersigned hereby affirms that this document
submitted for recording does not contain the social
security number of any person or persons.
(Pursuant to NRS 239b.030)

APN No.: 1220-17-512-004
R.P.T.T. \$1,780.35

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Lynda D. Kahabka and Kristofer Kahabka, Co Trustees of the Jones Family Trust dtd 12/07/95

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Marilyn Diane Adame, a married woman as her sole and separate property

all that real property situated in the County of Douglas, State of Nevada, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Lynda D. Kahabka and Kristofer Kahabka,
Co Trustees of the Jones Family Trust dtd
12/07/95

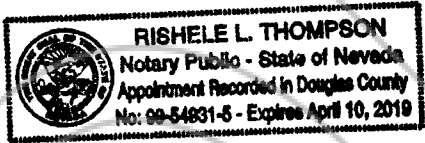
Lynda D. Kahabka
Lynda D. Kahabka, Co-Trustee

Kristofer Kahabka
Kristofer Kahabka, Co-Trustee

STATE OF NEVADA
COUNTY OF DOUGLAS

This instrument was acknowledged before me on, 7/17/17 } ss:
by Lynda D. Kahabka and Kristofer Kahabka, Co Trustees of the Jones Family Trust dtd 12/07/95

R. Thompson
NOTARY PUBLIC



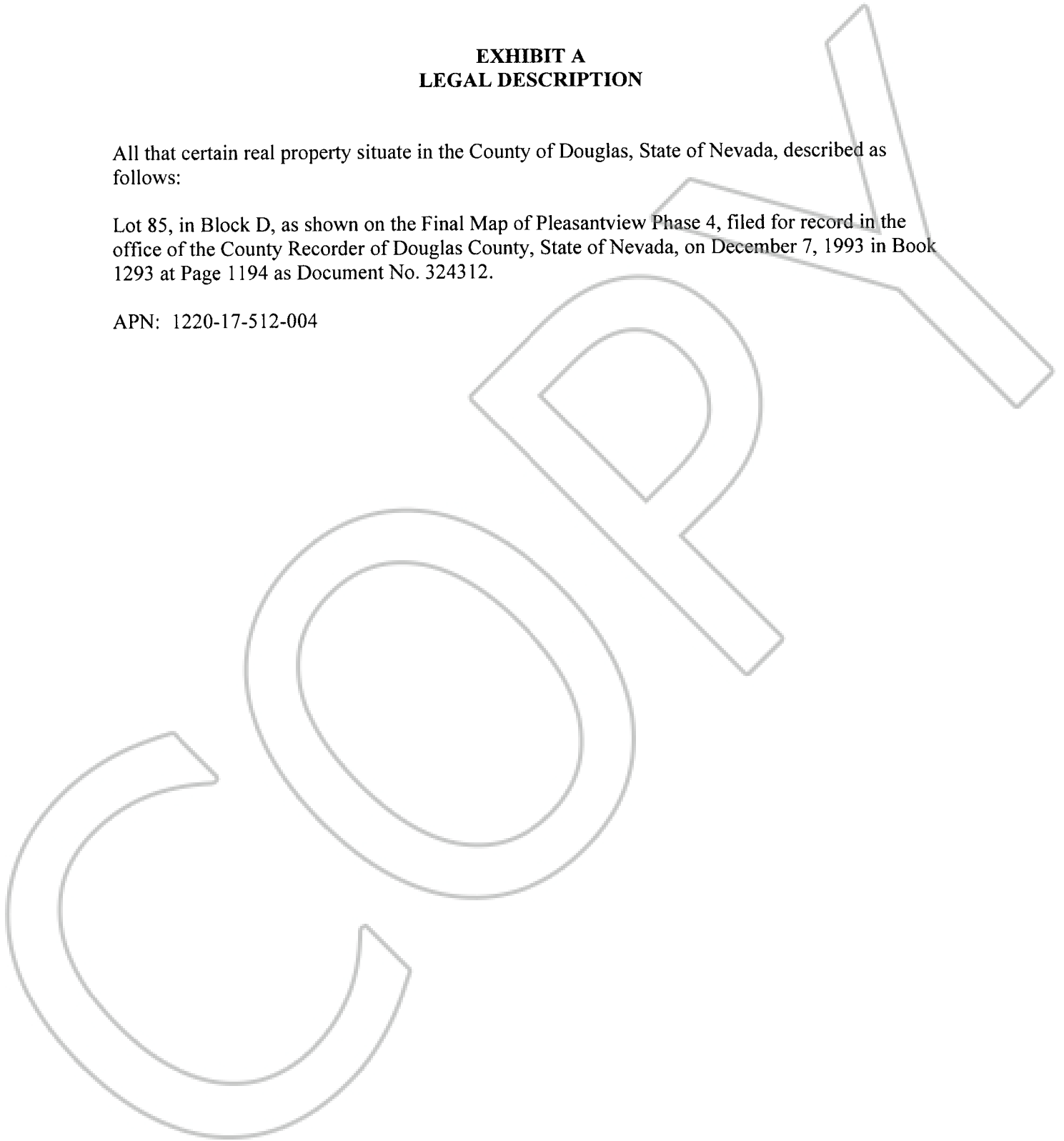
Escrow No. 1703192-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 85, in Block D, as shown on the Final Map of Pleasantview Phase 4, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on December 7, 1993 in Book 1293 at Page 1194 as Document No. 324312.

APN: 1220-17-512-004



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1220-17-512-004
 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: _____	

3. a. Total Value/Sales Price of Property: \$ 456,200.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 456,200.00
 d. Real Property Transfer Tax Due: \$ 1,780.35

4. **If Exemption Claimed**
 a. Transfer Tax Exemption, per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

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 Lynda D. Kahabka Capacity grantor
 Signature [Signature] Capacity grantor

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Lynda D. Kahabka and Kristofer Kahabka, Co Trustees of the Jones Family Trust dtd 12/07/95
 Address: 965 Heavenly View Ct.
 City: Gardnerville, NV
 State: NV Zip: 89460

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Marilyn Diane Adame
 Address: 6971 B. Rodlung Dr.
 City: San Jose
 State: CA Zip: 95138

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01703192-020-RLT
 Address: 1483 Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

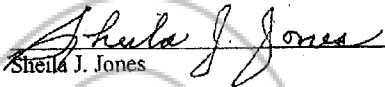
**RESIGNATION OF TRUSTEE
APPOINTMENT OF SUCCESSOR CO-TRUSTEES**

To Whom It May Concern:

Please be advised that I, Sheila J. Jones, hereby resign as Trustee of THE JONES FAMILY TRUST dated December 7, 1995, and of Trust A and Trust B, effective upon signing this resignation document.


I hereby appoint my daughter, LYNDA D. KAHABKA, and my grandson, KRISTOFER KAHABKA, to act as Co-Trustees of said Trust. Said Co-Trustees may act unilaterally in carrying out their duties as Co-Trustees.

Dated this 5 day of May, 2017.


Sheila J. Jones

STATE OF NEVADA)
) ss:
COUNTY OF DOUGLAS)

The foregoing document was acknowledged before me on this 5 day of May, 2017, by Sheila J. Jones.


Notary Public

