

A.P.N.: 1220-16-113-019
File No: 143-2524524 (mk)
R.P.T.T.: \$1,560.00

When Recorded Mail To: Mail Tax Statements To:
Graham R. Winter and Judy L. Winter
971 Winter Green Drive
Gardnerville, NV 89460

GRANT, BARGAIN and SALE DEED

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

Kenneth E. Willers, Trustee of the Decedent's Trust, Kenneth E. and Suzanne E. Willers
Trust dated September 12, 1991

do(es) hereby *GRANT, BARGAIN and SELL* to

Graham R. Winter and Judy L. Winter, husband and wife as joint tenants with right of
survivorship

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

**LOT 56, IN BLOCK C, AS SHOWN ON THE FINAL MAP OF PLEASANTVIEW PHASE 3,
FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS
COUNTY, STATE OF NEVADA, ON DECEMBER 4, 1992, IN BOOK 1292, PAGE 815, AS
DOCUMENT NO. 294729.**

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now
of record.

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

Date: 07/19/2017

Kenneth E Willers, Trustee of the Decedent's Trust, Kenneth E and Suzanne E. Willers Trust dated September 12, 1991

Kenneth Willers Trustee
Kenneth Willers, Trustee

STATE OF California)
COUNTY OF San Diego) : ss.

This instrument was acknowledged before me on August 21ST, 2017 by **Kenneth E Willers, Trustee**.

Brenda L. Tippin
Notary Public
(My commission expires: 12-25-19.)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **July 19, 2017** under Escrow No. **143-2524524**.



SEE ATTACHED
CALIFORNIA ALL-PURPOSE
ACKNOWLEDGMENT →

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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)

County of San Diego)

On 08-21-17 before me, Brenda L. Tippin, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Kenneth Willers, Trustee
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within 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.



Signature Brenda L. Tippin
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Grant, Bargain and Sale Deed.

Document Date: 8/21/17. Number of Pages: 2

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

Corporate Officer — Title(s): _____

Partner — Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer Is Representing: _____

Signer's Name: _____

Corporate Officer — Title(s): _____

Partner — Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer Is Representing: _____

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
a) 1220-16-113-019
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	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$400,000.00
b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
c) Transfer Tax Value: \$400,000.00
d) Real Property Transfer Tax Due \$1,560.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: *m kelsh*

Capacity: *agent*

Signature: _____

Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Kenneth E Willers, Trustee of the
Decedent's Trust

Print Name: Graham Winter and Judy
Winter

Address: 17607 Pomerado Road Suite 100

Address: 971 Wintergreen Dr

City: San Diego

City: Gardnerville

State: CA Zip: 92128

State: NV Zip: 89460

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

Print Name: First American Title Insurance
Company

File Number: 143-2524524 mk/ et

Address: 1663 US Highway 395, Suite 101

City: Minden

State: NV Zip: 89423

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