

APN: 1420-08-211-027

**When Recorded, Mail to:**  
DAVID BINDRUP LAW FIRM, PLLC  
10424 S Eastern Ave, Suite 101  
Henderson, NV 89052



KAREN ELLISON, RECORDER

E09

**Mail Tax Statements to:**  
SUNBURST LLC  
c/o WALLACE ADAMS and JUDY K. HUCK-ADAMS  
PO BOX 315  
Genoa, NV 89411

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That WALLACE ADAMS and JUDY K. HUCK-ADAMS, as MANAGERS of COYOTE REAL ESTATE LLC, for good and other valuable consideration, do hereby Grant, Bargain, Sell and Convey to SUNBURST LLC, a series of ADAMS & HUCK HOLDINGS LLC, established pursuant to NRS §86.296, all of their right, title and interest in that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

See the Legal Description, attached hereto as Exhibit "A".

Commonly known as: 1011 Sunburst Dr., Carson City, NV 89705

GRANTEES' ADDRESS: SUNBURST LLC, a series of ADAMS & HUCK  
HOLDINGS LLC  
PO Box 315  
Genoa, NV 89411

SUBJECT TO:

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

//

Witness their hands this July 31, 2017.

Wallace E Adams  
WALLACE ADAMS, Manager

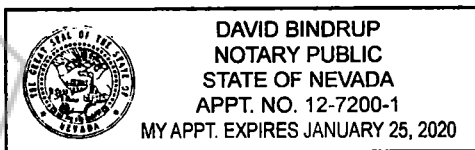
Judy K. Huck-Adams  
JUDY K. HUCK-ADAMS, Manager

STATE OF NEVADA        )  
  ) ss.  
COUNTY OF CLARK        )

On this July 31, 2017, before me the undersigned, a Notary Public in and for the said County of Clark, State of Nevada, personally appeared WALLACE ADAMS and JUDY K. HUCK-ADAMS, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signatures on the instrument, the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

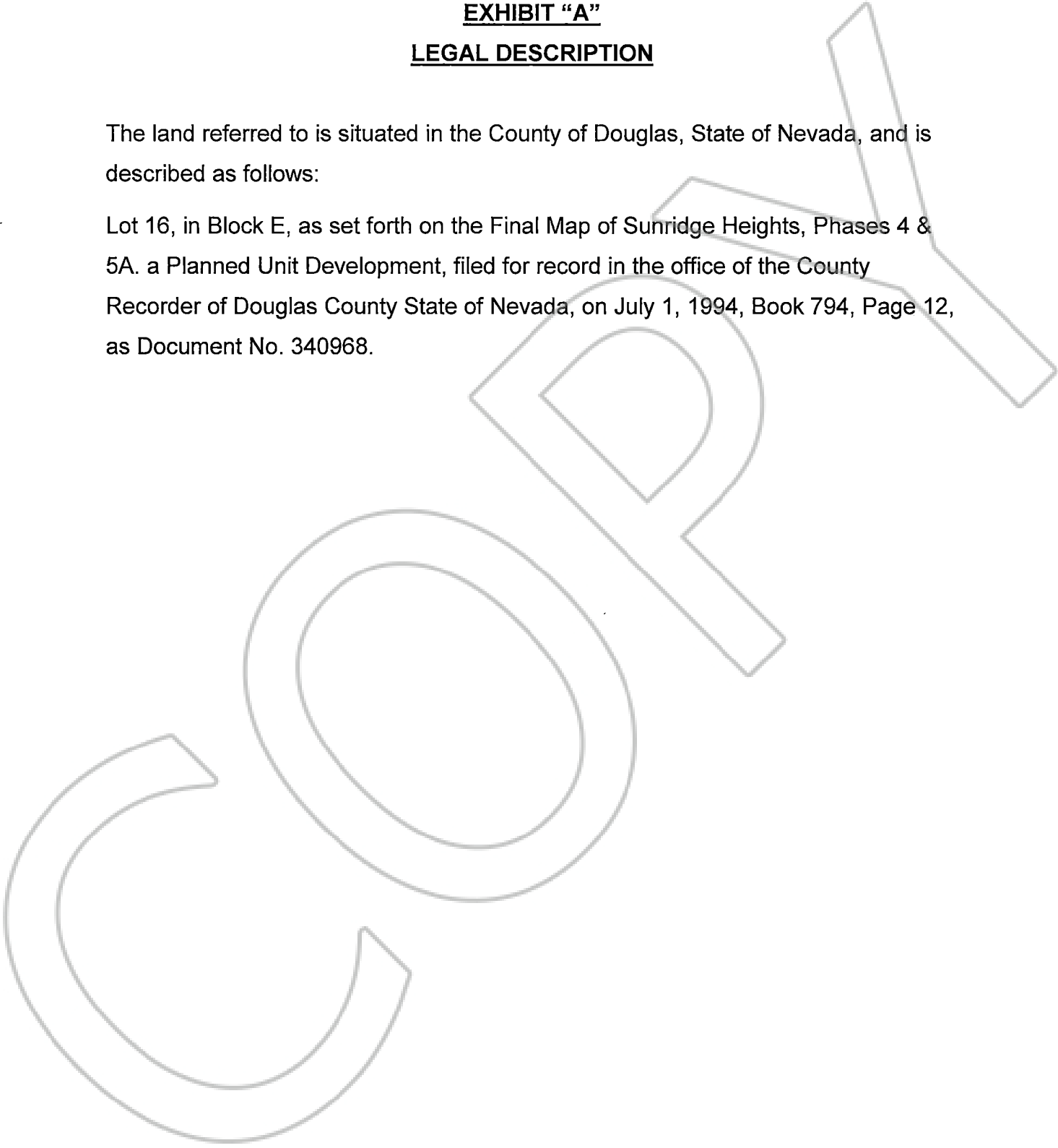
David Bindrup  
NOTARY PUBLIC



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

The land referred to is situated in the County of Douglas, State of Nevada, and is described as follows:

Lot 16, in Block E, as set forth on the Final Map of Sunridge Heights, Phases 4 & 5A, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County State of Nevada, on July 1, 1994, Book 794, Page 12, as Document No. 340968.



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
a) 1420-08-211-027  
b) \_\_\_\_\_  
c) \_\_\_\_\_

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  
 Other

**FOR RECORDER'S OPTION USE ONLY**

Book: \_\_\_\_\_ Page: \_\_\_\_\_  
Date of Recording: \_\_\_\_\_  
Notes: Operating Agreement or ee

3. Total Value/Sales Price of Property \$ \_\_\_\_\_  
Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
Transfer Tax Value \$ \_\_\_\_\_  
Real Property Transfer Tax Due \$ \_\_\_\_\_

**4. If Exemption Claimed:**

a. Transfer Tax Exemption per NRS 375.090, Section 09  
b. Explain Reason for Exemption: Transfer to a business entity of which grantor is 100% Owner. (Grantor must have direct and total ownership of the Grantee)

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 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature [Signature] Capacity Grantors' Attorney

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: COYOTE REAL ESTATE LLC  
Address: PO Box 315  
City: Genoa  
State: NV Zip: 89411

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

Print Name: SUNBURST LLC  
Address: PO Box 315  
City: Genoa  
State: NV Zip: 89411

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

Print Name: David Bindrup Law Firm, PLLC Escrow #: \_\_\_\_\_  
Address: 10424 S Eastern Ave, Suite 101  
City: Henderson State: Nevada Zip: 89052