

Recording requested by and
When recorded, return to:

TARJIAN BEDOIAN
11731 E. Kings Canyon Road
Sanger, CA 93657

Mail tax statements to:

11731 E. Kings Canyon Road
Sanger, CA 93657

DOUGLAS COUNTY, NV **2017-906423**
Rec:\$35.00
Total:\$35.00 **11/02/2017 08:50 AM**
GARY BAGDASARIAN Pgs=6



KAREN ELLISON, RECORDER

E07

QUITCLAIM DEED

APN: 1318-09-810-094

Location: 185 Tallac Drive, Douglas County, Nevada

The undersigned Quitclaimor declares: Documentary transfer tax is NONE. No consideration given
- Change in formal title only - See Note #1 below:

FOR NO CONSIDERATION, TARJIAN BEDOIAN, Trustee of THE THLL FAMILY TRUST DATED AUGUST 16, 2004, hereby grants to TARJIAN BEDOIAN, Trustee of Trust A of the THLL FAMILY TRUST DATED AUGUST 16, 2004, the real property described on Exhibit "A" attached hereto and incorporated herein by this reference, and to TARJIAN BEDOIAN, Trustee of Trust B of THLL FAMILY TRUST DATED AUGUST 16, 2004, the real property described on Exhibit "B" attached hereto and incorporated herein by this reference.

**THE THLL FAMILY TRUST DATED AUGUST
16, 2004**

Dated: September 20, 2017

By:



TARJIAN BEDOIAN, Trustee

EXHIBIT "A"

A 50% interest in real property located in the County of Douglas, State of Nevada, described as follows:

Lot 30 in Block G, as delineated on that certain map entitled "Amended Map of Subdivision No. 2, Zephyr Cove Properties, Inc., in Sections 9 and 10, Township 13 North, Range 18 East", which was filed for record on August 5, 1929, in the office of the County Recorder of Douglas County, Nevada.

APN: 1318-09-810-094

Commonly known as 185 Tallac Drive, Glenbrook, NV 89413

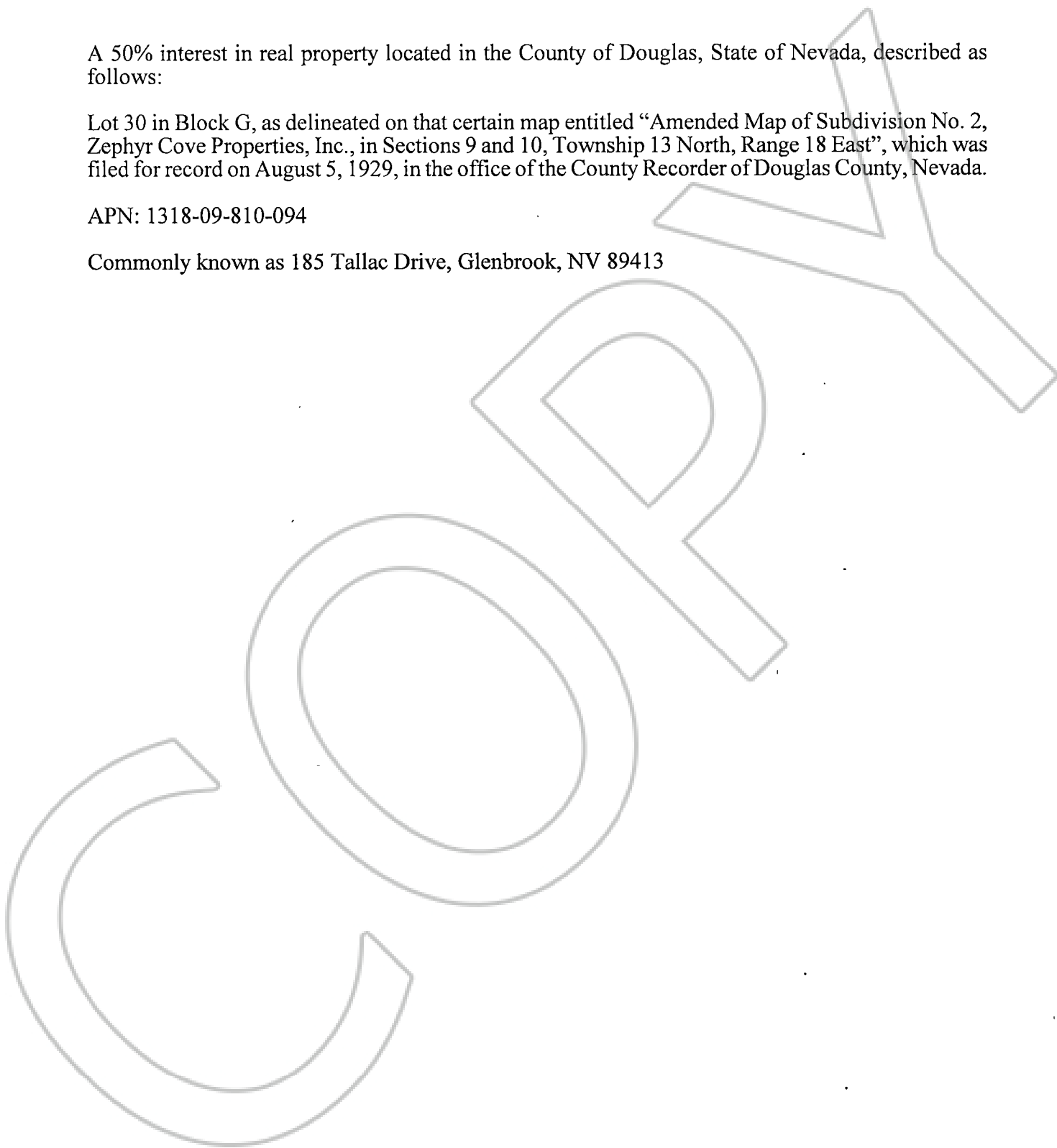


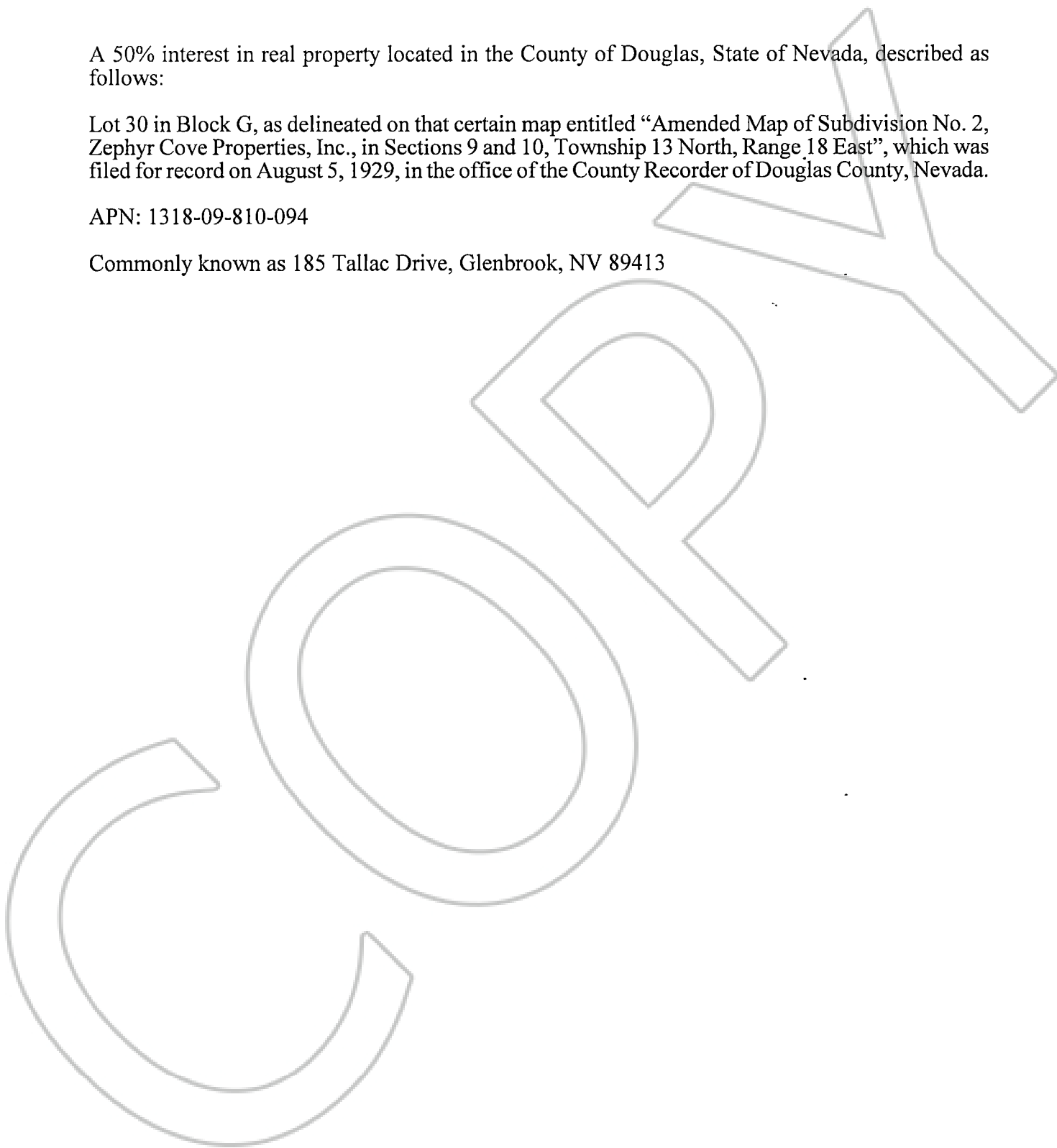
EXHIBIT "B"

A 50% interest in real property located in the County of Douglas, State of Nevada, described as follows:

Lot 30 in Block G, as delineated on that certain map entitled "Amended Map of Subdivision No. 2, Zephyr Cove Properties, Inc., in Sections 9 and 10, Township 13 North, Range 18 East", which was filed for record on August 5, 1929, in the office of the County Recorder of Douglas County, Nevada.

APN: 1318-09-810-094

Commonly known as 185 Tallac Drive, Glenbrook, NV 89413



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 Fresno)

On September 20, 2017 before me, KATHY L. FIFIELD, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared TARJIAN BEDOIAN
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 Kathy L. Fifield
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: _____ Document Date: _____
Number of Pages: _____ 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) 1318-09-810-094
 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>W-Trust OK.</u>	

3. Total Value/Sales Price of Property: \$0.00
 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 # 0.00
 b. Explain Reason for Exemption: Transfer from main trust to sub-trust without consideration

5. Partial Interest: Percentage being transferred: 50.00 %

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 375.039, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: [Signature] Capacity: Atty for Tarjian Bedoian
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: TARJIAN BEDOIAN, Trustee, THLL Fam Trust
 Address: 11731 E. Kings Canyon Road
 City: Sanger
 State: CA Zip: 93657

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: TARJIAN BEDOIAN, Trustee, Trust B
 Address: 11731 E. Kings Canyon Road
 City: Sanger
 State: CA Zip: 93657

COMPANY/PERSON REQUESTING RECORDING (required if not the seller or buyer)
 Print Name: GARY G. BAGDASARIAN Escrow # N/A
 Address: 1735 N. Fine Ave., Ste. 103
 City: Fresno State: CA Zip: 93727

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1318-09-810-094
 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>AT-Trust OK.</u>	

3. Total Value/Sales Price of Property: \$0.00
 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 # 0.00
 b. Explain Reason for Exemption: Transfer from main trust to sub-trust without consideration

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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 [Signature] Capacity Atty for Tarjian Bedoian
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: TARJIAN BEDOIAN, Trustee, THLL Fam Trust
 Address: 11731 E. Kings Canyon Road
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 State: CA Zip: 93657

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: TARJIAN BEDOIAN, Trustee, Trust A
 Address: 11731 E. Kings Canyon Road
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 State: CA Zip: 93657

COMPANY/PERSON REQUESTING RECORDING (required if not the seller or buyer)
 Print Name: GARY G. BAGDASARIAN Escrow # N/A
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