

APN: 1318-15-612-010

**RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO:**

Susanna T. Kintz, Esq.  
Reese Kintz Guinasso, LLC  
916 Southwood Blvd. #3A  
Incline Village, NV 89451

**MAIL TAX STATEMENT TO:**

Joseph M. Rouse & Melissa A. Rouse  
PO Box 11164  
Zephyr Cove, NV 89448-3164

The undersigned declares RPTT is \$0.00  
EXEMPT NRS 375.090(7)

A transfer of title to or from a trust, if the transfer is made without consideration.

**GRANT DEED**

For no consideration, the undersigned GRANTORS, MELISSA A. ROUSSE AND JOSEPH M. ROUSSE, WIFE AND HUSBAND, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, do hereby GRANT, BARGAIN, SELL and CONVEY to GRANTEES, JOSEPH ROUSSE AND MELISSA ROUSSE, Trustees of the JOSEPH AND MELISSA ROUSSE TRUST dated October 26, 2017, all right, title and interest in and to the real property commonly known as 277 McFaul Way, County of Douglas State of Nevada, described further in Exhibit "A" attached hereto and incorporated by this reference:

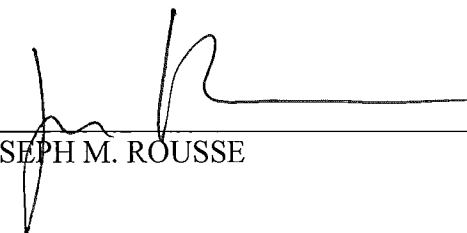
APN: 1318-15-612-010

TOGETHER WITH all improvements, tenements, hereditaments and appurtenances thereunto belonging or appertaining, and any reversions, remainders, rents, issues and profits thereof.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

IN WITNESS WHEREOF, the undersigned have executed this conveyance, this 26<sup>th</sup> day of October, 2017.

By:   
MELISSA A. ROUSSE

By:   
JOSEPH M. ROUSSE

STATE OF NEVADA )  
 ) ss.  
COUNTY OF WASHOE )

This instrument was acknowledged before me, this 26<sup>th</sup> day of October, 2017, by Melissa Adrienne Rousse and Joseph Michael Rousse.

Signature: Katelyn Prinz  
Notary Public

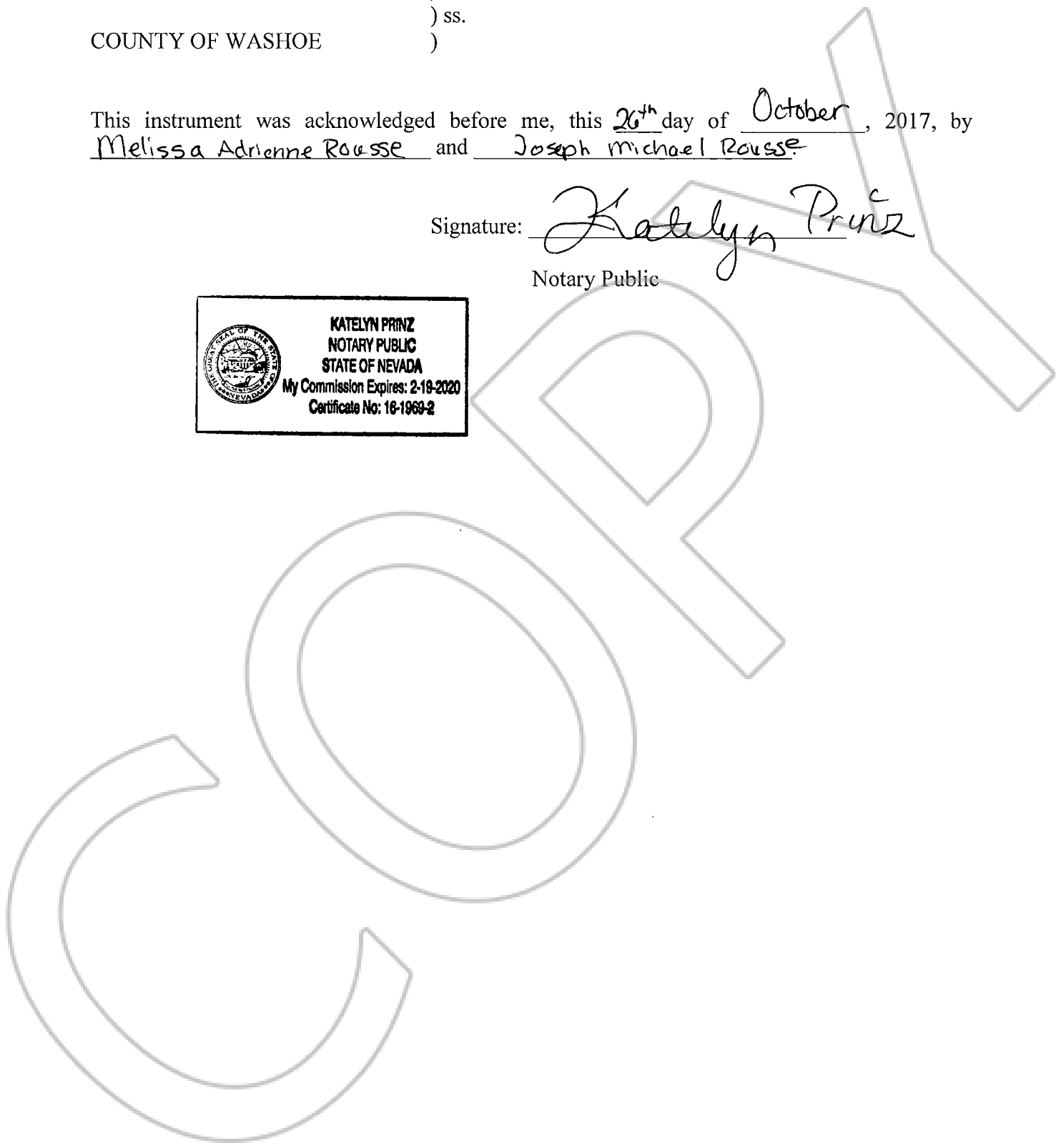
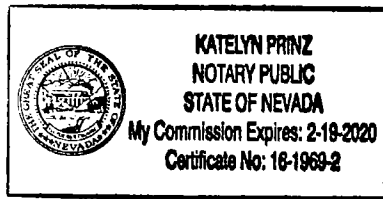


Exhibit "A"  
Legal Description

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

Lot 15 Bock A, as shown on the map of Round Hill Village Unit No. 2, filed August 31, 1965 In the Office of the County Recorder of Douglas County, Nevada as Document No. 29312

A.P.N. : 1318-15-612-010

COPY

# STATE OF NEVADA DECLARATION OF VALUE

**1. Assessor Parcel Number (s)**

- a) 1318-15-612-010
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

**2. Type of Property:**

- |                             |              |                                        |                 |
|-----------------------------|--------------|----------------------------------------|-----------------|
| a) <input type="checkbox"/> | Vacant Land  | b) <input checked="" type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/>            | 2-4 Plex        |
| e) <input type="checkbox"/> | Apt. Bldg.   | f) <input type="checkbox"/>            | Comm'l/Ind'l    |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/>            | Mobile Home     |
| i) <input type="checkbox"/> | Other        |                                        |                 |

<b>FOR RECORDERS OPTIONAL USE ONLY</b>
Notes: <u>SG - Trust OK</u>

**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property) \$ Exempt

Transfer Tax Value: \$ 0

Real Property Transfer Tax Due: \$ 0

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section: (7)
- b. Explain Reason for Exemption: A transfer of title to or from a trust, if the transfer is made without consideration.

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 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 Legal Assistant

Signature [Signature] Capacity Legal Assistant

**SELLER (GRANTOR) INFORMATION      BUYER (GRANTEE) INFORMATION**

(REQUIRED)	(REQUIRED)
Print Name: <u>Melissa A. Rouse &amp; Joseph M. Rouse</u>	Print Name: <u>Joseph Rouse and Melissa Rouse, Trustees of the Joseph and Melissa Rouse Trust dated 10/26/17</u>
Address: <u>PO Box 11164</u>	Address: <u>PO Box 11164</u>
City: <u>Zephyr Cove</u>	City: <u>Zephyr Cove</u>
State: <u>NV</u> Zip: <u>89448-3164</u>	State: <u>NV</u> Zip: <u>89448-3164</u>

**COMPANY/PERSON REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Reese Kintz Guinasso, LLC      Escrow # n/a

Address: 916 Southwood Blvd. #3A

City: Incline Village      State: NV      Zip: 89451