

DOUGLAS COUNTY, NV **2017-908486**  
RPTT:\$0.00 Rec:\$35.00  
\$35.00 Pgs=2 12/27/2017 09:29 AM  
TICOR TITLE - GARDNERVILLE  
KAREN ELLISON, RECORDER E07

WHEN RECORDED MAIL TO:  
Ralph A. Wondra and Linda C. Klimen-Wondra,  
Trustees  
PO BOX 11863 Reno, NV 89741  
MAIL TAX STATEMENTS TO:  
SAME AS ABOVE

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)

Space Above for Recorder's Use Only

APN No.: 1319-03-414-036  
Escrow No. 1704617-RLT  
R.P.T.T. \$0.00

### GRANT, BARGAIN, SALE DEED

**THIS INDENTURE WITNESSETH:** That Ralph Wondra and Linda Klimen-Wondra, husband and wife


**FOR A VALUABLE CONSIDERATION,** receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to

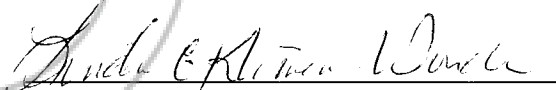
Ralph A. Wondra and Linda C. Klimen-Wondra, Trustees of the Wondra/Klimen-Wondra Trust dated August 26, 2005

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.

  
Ralph A. Wondra

  
Linda C. Klimen-Wondra

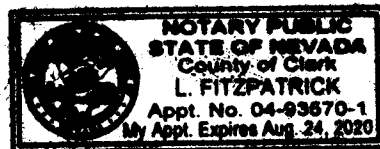
STATE OF NEVADA  
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on Dec 26, 2017  
by Ralph A Wondra and Linda C Klimen-Wondra

NOTARY PUBLIC

This document is recorded as an ACCOMMODATION ONLY and without liability for the consideration hereof, or as to the validity or sufficiency of said instrument, or for the effect of such recording on the title of the property involved.



Escrow No.: 1704617-RLT

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Lot 54 in Block C, as set forth on Final Map #99-034-4 for HIGH MEADOWS, UNIT NO. 2, GENOA LAKES, PHASE 4, a Planned Unit Development, recorded June 24, 2002 in Book 0602, of Official Records at Page 7600, Douglas County, Nevada as Document No. 545421.

APN: 1319-03-414-036



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1319-03-414-036  
 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**  
 Notes: \_\_\_\_\_  
Verified Trust - JS

3. Total Value/Sales Price of Property: \$0.00  
 Deed in Lieu of Foreclosure Only (value of property) \$0.00  
 Transfer Tax Value \$0.00  
 Real Property Transfer Tax Due: \$0.00

4. If Exemption Claimed  
 a. Transfer Tax Exemption, per NRS 375.090, Section 7  
 b. Explain Reason for Exemption: transferring title from individual owners to them as trustees of their trust WITHOUT CONSIDERATION

5. Partial Interest: Percentage being transferred: 100 %

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 Ralph A. Wondra Capacity Grantor  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION (REQUIRED)	BUYER (GRANTEE) INFORMATION (REQUIRED)
Print Name: <u>Ralph Wondra, ET AL</u>	Print Name: <u>Ralph A. Wondra and Linda C. Klimen-Wondra, Trustees of the Wondra/Klimen-Wondra Trust dated August 26, 2005</u>
Address: <u>P.O. Box 1186</u>	Address: <u>P.O. Box 1186</u>
City: <u>GENOA</u>	City: <u>GENOA</u>
State: <u>NV</u> Zip: <u>89411</u>	State: <u>NV</u> Zip: <u>89411</u>

**COMPANY/PERSON REQUESTING RECORDING**  
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 1704617-RLT  
 Address: 1483 Highway 395 N, Suite B  
 City, State, Zip: Gardnerville, NV 89410

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)