

Assessor's Parcel No. 1318-15-111-007

RPTT: 0



KAREN ELLISON, RECORDER

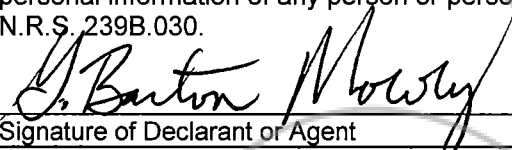
E07

After recording, mail Deed
and all future tax statements to:

Patrick J. Shepherd and Alicia M. Shepherd,
Co-Trustees
The Shepherd Family 2011 Revocable Trust
P.O. Box 12336
Zephyr Cove, NV 89448

_____ /

The undersigned hereby affirms that this document submitted for recording does not contain the personal information of any person or persons per N.R.S. 239B.030.



Signature of Declarant or Agent

GRANT, BARGAIN, AND SALE DEED

Patrick J. Shepherd and Alicia M. Shepherd, husband and wife, hereby grant, bargain, and sale with full warranty of title to Patrick J. Shepherd and Alicia M. Shepherd, Co-Trustees of the Shepherd Family 2011 Revocable Trust established on October 4, 2011, all that real property (which is their community property) situated in the County of Douglas, State of Nevada, described on Exhibit "A" attached hereto and incorporated herein by this reference.

This conveyance is subject to the following liens and encumbrances:

1. All monetary liens and encumbrances of record, if any
2. General, special, and any supplemental county taxes and assessments not delinquent.
3. Covenants, conditions, restrictions, reservations, easements, and rights-of-way of record, if any.

Together with all tenements, hereditaments and appurtenances, if any, thereunto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated this 26 day of ~~September~~^{October} 2017.

Patrick J. Shepherd
Patrick J. Shepherd

Alicia M. Shepherd
Alicia M. Shepherd

STATE OF NEVADA

COUNTY OF ~~WASHOE~~^{Douglas}

This Grant, Bargain, and Sale Deed was acknowledged before me this 26 day of ~~September~~^{October} 2017 by Patrick J. Shepherd and Alicia M. Shepherd, husband and wife.

Theresa Larsen
Notary Public

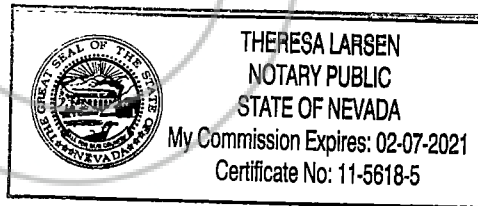


Exhibit A

PARCEL 1:

Unit No. 58, of PINEWILD UNIT NO. 2, A Condominium, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on October 23, 1973, in Book 1073, Page 1058, as Document No. 69660.

PARCEL 2:

The exclusive right to the use and possession of those certain patio areas adjacent to said unit designated as "Restricted Common Area" on the Subdivision Map referred to in Parcel 1 above.

PARCEL 3:

An undivided interest as tenants in common as such interest is set forth in Book 377, Page 417, of the real property description on the Subdivision Map referred to in Parcel 1 above, defined in the Amended Declaration of Covenants, Conditions and Restrictions of PINEWILD, recorded March 11, 1974, in Book 374, Page 193 of Official Records, and Supplemental to Amended Declaration of Covenants, Conditions and Restrictions of PINEWILD, recorded March 9, 1977, in Book 377, Page 411, of Official Records, as Limited Common Area and thereby allocated to the unit described in Parcel 1 above, excepting non-exclusive easements for ingress and egress, utility services, support encroachments, maintenance and repair over the Common Areas as defined and set forth in said Declaration of Covenants, Conditions and Restrictions.

PARCEL 4:

Non-exclusive easements appurtenant to Parcel 1 above, for ingress and egress, utility services, support encroachments, maintenance and repair over the Common Area defined and set forth in the Declaration of Covenants, Conditions and Restrictions of PINEWILD, more particularly described in the description of parcel 3 above.

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1318-15-111-007
 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>Trust OR BC</u>	

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 # 7
 b. Explain Reason for Exemption: A transfer of title to or from a trust without consideration if a certificate of trust is presented at the time of transfer

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 Patrick J. Shepherd Capacity GRANTOR

Signature Alicia M. Shepherd Capacity GRANTOR

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Patrick J. Shepherd & Alicia M. Shepherd
 Address: P.O. Box 12336
 City: Zephyr Cove
 State: NV Zip: 89448

Print Name: Patrick J. Shepherd & Alicia M. Shepherd,
 Address: P.O. Box 12336
 City: Zephyr Cove
 State: NV Zip: 89448

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: G. Barton Mowry, Esq. Escrow # _____
 Address: Maupin, Cox & LeGoy, 4785 Caughlin Parkway
 City: Reno State: NV Zip: 89519

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