

APN: 1318-16-810-014

Recording Requested by
When Recorded Mail to:
Sarah E. Baley, Esq.
McDonald Carano LLP
P.O. Box 2670
Reno, NV 89505

Send Tax Statements to:
Susan Killham, Trustee
358 Middle Cottonwood Ln.
Bozeman, MT 59715

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

GRANT, BARGAIN, AND SALE DEED

First Republic Bank, Trustee of Trust A under the Schmitz Trust u/t/a May 29, 1996, as amended, does hereby grant, bargain, sell, and convey unto Anne Blackwell and Mary Susan Killham, Trustees, or their successors in trust, of the Tahoe Property Trust under the Schmitz Trust u/t/a dated May 29, 1996, as amended, an undivided twenty-five percent (25%) interest in and to that certain real property situate in the County of Douglas, State of Nevada, having Assessor's Parcel Number 1318-16-810-014, commonly known as 437 Nevada St., Zephyr Cove, NV 89448, and more particularly described on Exhibit "A" attached hereto and made a part hereof.

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

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TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

DATED this 13th day of February, 2018.

First Republic Bank, Trustee

By: Margaret A. Zywiec
Signature

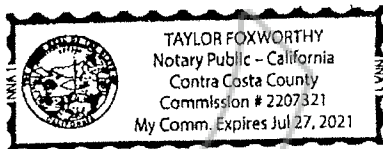
Margaret A Zywiec
Print Name

Its: Managing Director
Title

ACKNOWLEDGEMENT

STATE OF NEVADA California
: ss.
COUNTY OF WASHOE San Francisco

This 13 day of February, 2018, personally appeared before me, a notary public, Taylor Foxworthy, as Margaret Zywiec of First Republic Bank, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the foregoing instrument, who acknowledged to me that he she executed the same for the purposes therein stated.



[Signature]
Notary Public

EXHIBIT "A"
LEGAL DESCRIPTION

APN 1318-16-810-014

437 Nevada St.
Zephyr Cove, NV 89448

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

The S 1/2 of Lot 38; the S 1/2 of Lot 39, and all of Lot 40, as the same are laid down, delineated and numbered upon a certain map entitled AMENDED PLAT OF ELKS SUBDIVISION OF LAKE TAHOE, NEVADA filed in the Office of the County Recorder of the County of Douglas, State of Nevada, on January 5, 1928.

IT IS EXPRESSLY understood that the Grantees hereof and the property and premises hereby conveyed shall be subject at all times to the By-Laws, Rules and Regulations of said Grantor, which shall in turn bind every subsequent Grantee, his or her executors, administrators, successors or assigns. The said original By-Laws, Rules and Regulations appearing and or recorded at page 679 to 685 in Book 7 of Miscellaneous Records, and subsequent amendments to same appearing and of record in Book of Miscellaneous Records, County Recorder's Office of Douglas County, Nevada. (In Book 7 Pages 679 to 685 inc.)

TOGETHER WITH the tenements, hereditaments, and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents issues and profits thereof.

STATE OF NEVADA DECLARATION OF VALUE

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument#:	_____
Book: _____	Page: _____
Date of Recording:	_____
Notes:	Trust Ok BC

1. Assessor Parcel Number (s)

- a) 1318-16-810-014
- 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 | | |

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: 25% of this property is transferred to the Schmitz Trust without consideration.

5. Partial Interest: Percentage being transferred: 25 %

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 M Sanchez Capacity _____ for Grantor/Grantee

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Susan Killham

Address: 358 Middle Cottonwood Ln.

City: Bozeman

State: MT Zip: 59715

BUYER (GRANTEE) INFORMATION

(REQUIRED) Mary Susan Killham, Trustee

Print Name: Schmitz Trust

Address: 358 Middle Cottonwood Ln.

City: Bozeman

State: MT Zip: 59715

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: McDonald Carano, LLP Escrow # _____

Address: PO Box 2670

City: Reno State: NV Zip: 89505

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)