

APN: 1220-07-002-004 and  
a portion of APN: 1220-07-002-017



KAREN ELLISON, RECORDER E04

After Recording, Mail to:

David and Julie Lundergreen  
P.O. Box 697  
Gardnerville, NV 89410

Mail Tax Statements to:

Same as above

The undersigned affirms that this document does not contain the social security number of any person. (NRS 239B.030).

## GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, this Grant Deed is made and entered into this 15 day of March, 2018, by and between LORETTA M. LUNDERGREEN, a widow, Grantor, and DAVID M. LUNDERGREEN and JULIE I. ERB LUNDERGREEN husband and wife as joint tenants, Grantees.

Grantor hereby grants, transfers, and conveys unto the said Grantee, her interest in that certain piece and parcel of real property situated in the State of Nevada, County of Douglas, described in Exhibit A.

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

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said party of the second part.

IN WITNESS WHEREOF, the party of the first part has executed this conveyance on the 15 day of MARCH 2018

  
LORETTA M. LUNDERGREEN

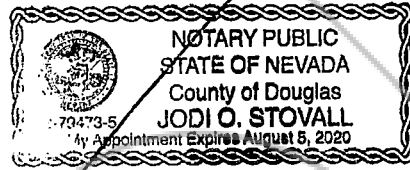
**ACKNOWLEDGMENT**

STATE OF NEVADA )  
 : ss.  
COUNTY OF DOUGLAS )

On March 15, 2018 before me, Jodi O Stovall, Notary Public, personally appeared LORETTA M. LUNDERGREEN, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacities, and that by her signatures on the instrument the person, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Seal



Jodi O. Stovall  
NOTARY PUBLIC

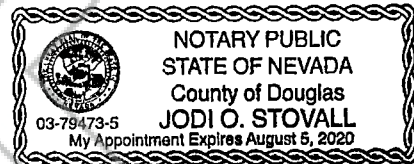


EXHIBIT "A"

DESCRIPTION  
ADJUSTED PARCEL 2

(A.P.N. 1220-07-002-004 and a portion of A.P.N. 1220-07-002-017)

A parcel of land located within the south one-half (S1/2) of Section 7, Township 12 North, Range 20 East, Mount Diablo Meridian, County of Douglas, State of Nevada, further described as being all of that parcel described in that certain Deed between Franklin John Lundergreen and Loretta M. Lundergreen, Husband and Wife and David Lundergreen, a married Man filed for record January 27, 2004 in the office of Recorder, Douglas County as Document No. 602959 and a portion of Parcel 1 as shown on the Record of Survey of Cordes Property filed for record January 13, 1976 in the office of Recorder, Douglas County, Nevada as Document No. 86706 more particularly described as follows:

COMMENCING at ½" iron pipe located at the southeast corner of said section 7;  
thence along the south line of said Section 7, South 89°32'00" West, 710.11 feet;  
thence leaving said south line of Section 7, North 00°05'23" East a distance of 66.90 feet to a point on the north line of Centerville Lane, the POINT of BEGINNING;  
thence along said north line of Centerville Lane, South 89°32'24" West, 1127.90 feet to a point on the east line of the property granted to Florence Judd and David M. Judd in that certain Deed filed for record May 10, 2006 in the office of Recorder, Douglas County, Nevada as Document No 674543;  
thence leaving said north line of Centerville Lane along said east line of the Judd property North 00°11'38" East, 149.46 feet to the south line of said Parcel 1;  
thence along the south line of said Parcel 1, North 70°34'41" East, 77.64 feet;  
thence continuing along said south line North 86°36'00" East, 316.26 feet;  
thence leaving said south line, North 86°36'00" East, 102.17 feet;  
thence South 76°19'30" East, 534.98 feet returning to a point on said south line of Parcel 1;  
thence along said south line North 89°23'30" East, 116.74 feet to a point on the west line of the Heise Land & Livestock Co. property;  
thence along said west line South 00°05'23" West, 65.80 feet to the POINT OF BEGINNING, containing 3.79 acres, more or less.

The basis of bearing for this description is North 89° 32'00" East, being the south line of Section 7, Township 12 North, Range 20 East, M.D.M., as shown on the Record of Survey supporting a Boundary Line Adjustment for Heise Land & Livestock, filed for record August 21, 1997 in the office of Recorder, Douglas County, Nevada as Document No. 419962.

**Per NRS 111.312, this legal description was previously recorded at Document No. 2017-898961 on May 22, 2017.**

**STATE OF NEVADA  
DECLARATION OF VALUE**

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

- a) 1220-07-002-004 and
- b) a portion of 1220-07-002-017
- c) \_\_\_\_\_
- d) \_\_\_\_\_

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

**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 \_\_\_\_\_

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

\$ \_\_\_\_\_

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

Transfer Tax Value: \$ \_\_\_\_\_

Real Property Transfer Tax Due: \$ -0-

**4. If Exemption Claimed:**

a. Transfer Tax Exemption, per NRS 375.090, Section: 4, 5

b. Explain Reason for Exemption: This is a transfer of title from one joint tenant to two remaining joint tenants without consideration and a transfer of real property from one person to another person related within the first degree of lineal consanguinity.

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: Loretta M. Lundergreen Capacity: Grantor

Signature: David and Julie Lundergreen Capacity: Grantee

**SELLER (GRANTOR) INFORMATION (Required)**

Print Name: Loretta M. Lundergreen

Address: 950 Centerville Lane

City/State/Zip: Gardnerville, NV 89460

**BUYER (GRANTEE) INFORMATION (Required)**

Print Name: David and Julie Lundergreen

Address: P.O. Box 697

City/State/Zip: Gardnerville, NV 89410

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

Print Name: Law Office of Karen L. Winters Esc.# \_\_\_\_\_

Address: P.O. Box 1987

City: Minden State: NV Zip: 89423