

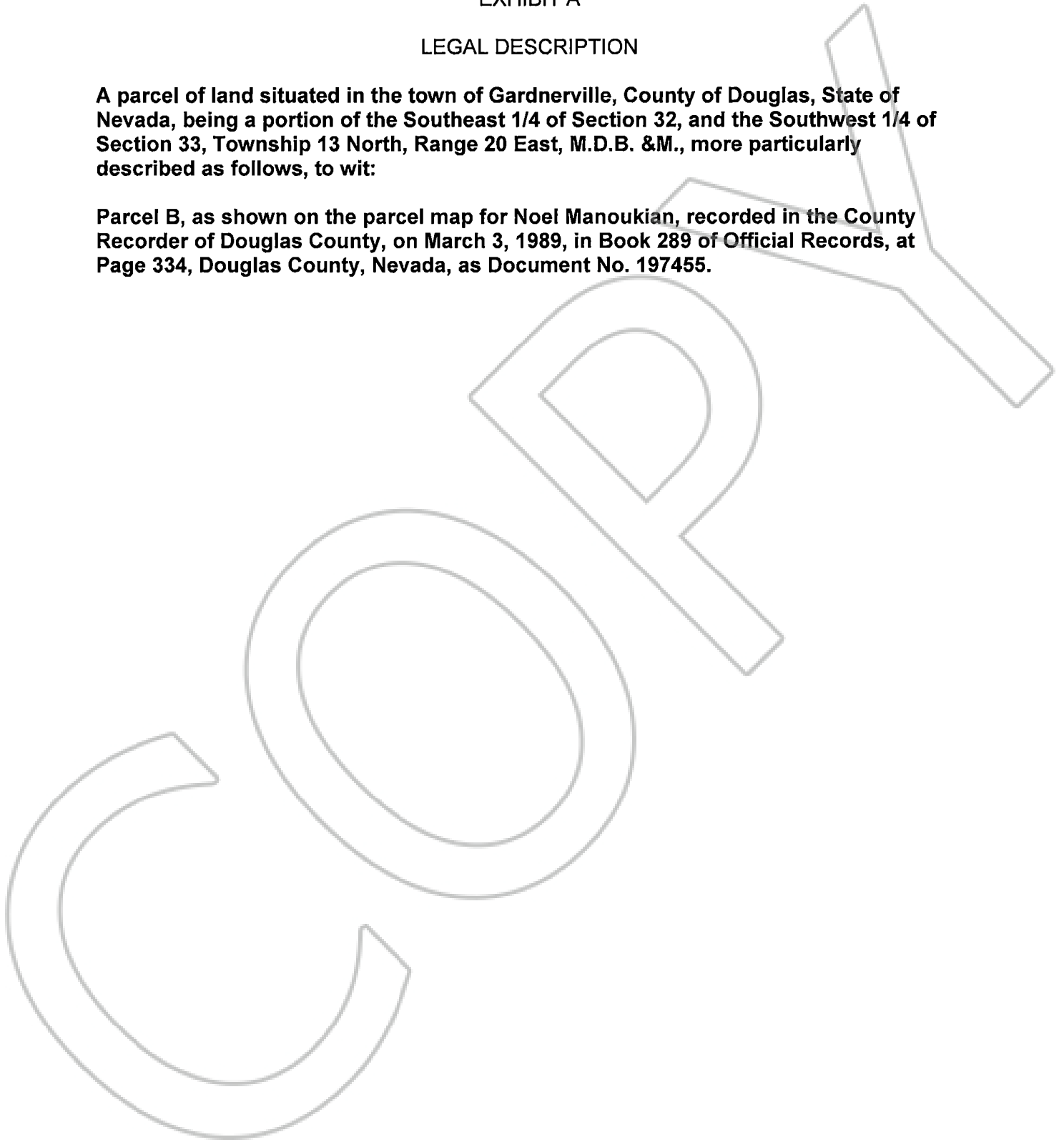


EXHIBIT A

LEGAL DESCRIPTION

**A parcel of land situated in the town of Gardnerville, County of Douglas, State of Nevada, being a portion of the Southeast 1/4 of Section 32, and the Southwest 1/4 of Section 33, Township 13 North, Range 20 East, M.D.B. &M., more particularly described as follows, to wit:**

**Parcel B, as shown on the parcel map for Noel Manoukian, recorded in the County Recorder of Douglas County, on March 3, 1989, in Book 289 of Official Records, at Page 334, Douglas County, Nevada, as Document No. 197455.**



**State of Nevada  
Declaration of Value**

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Document/Instrument #	_____
Book: _____	Page: _____
Date of Recording:	_____
Notes:	<i>Trust Cert OK</i>

1. Assessor Parcel Number(s)  
a) 1320-32-802-003  
b) \_\_\_\_\_  
c) \_\_\_\_\_  
d) \_\_\_\_\_

- 2 Type of Property:  
a)  Vacant Land  
b)  Condo/Twnhse  
c)  Apt. Bldg.  
d)  Agricultural  
e)  Other \_\_\_\_\_  
f)  Single Fam. Res.  
g)  2-4 Plex  
h)  X Comm'l/Ind'l  
i)  Mobile Home

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

4. **If Exemption Claimed:**  
a. Transfer Tax Exemption, per NRS 375.090, Section: 7  
b. Explain Reason for Exemption: Transfer to Trust 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 therein. 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: *B. Jane Lommel* Capacity: Grantor

**SELLER (GRANTOR) INFORMATION - REQUIRED**  
Name: B. Jane Lommel  
Address: PO Box 1444  
City, State, ZIP: Gardnerville, NV 89410

**BUYER (GRANTEE) INFORMATION - REQUIRED**  
Name: Barbara Jane Lommel, Trustee of the  
*Lommel 2018 Trust, dated April 4, 2018*  
Address: PO Box 1444  
City, State, ZIP: Gardnerville, NV 89410

**COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)**  
Print Name: Heritage Law Group, P.C. Escrow # \_\_\_\_\_  
Address: 1625 Highway 88, Suite 304  
City, State, ZIP: Minden, NV 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)