

APN 1320-33-402-026

Recording Requested by and
Mail Tax statements to:

Page Family Living Trust,
James E. Page & Angie Borda Page, TRE
P.O. Box 99
Silver City, NV 89428

TRUST TRANSFER DEED

GRANTORS, JAMES E. PAGE and ANGIE B. PAGE, Husband and Wife, as joint tenants, with right of survivorship, for no consideration, hereby grant to JAMES E. PAGE and ANGIE BORDA PAGE, as Trustees of The Page Family Living Trust, dated May 9, 2018, as to their interest in the following described real property in Douglas County, State of Nevada:

Per NRS 111.312, the legal description previously appeared in Deed #2016-890917 recorded on Nov. 18, 2016, in the Douglas County Records as follows:

See attached Schedule A.

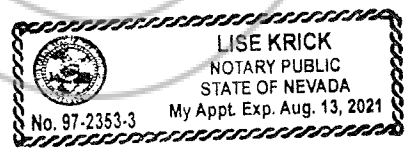
TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.


Dated May 9, 2018.

	
_____ JAMES E. PAGE	_____ ANGIE B. PAGE

STATE OF NEVADA)
 :SS
CARSON CITY)

On May 9, 2018, appeared JAMES E. PAGE and ANGIE BORDA PAGE, and proved to be the persons named herein.


LISE KRICK
NOTARY PUBLIC
STATE OF NEVADA
No. 97-2353-3 My Appt. Exp. Aug. 13, 2021



Notary Public

APN 1320-33-402-026

SCHEDULE A
LEGAL DESCRIPTION

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

PARCEL A

That certain piece or parcel of land lying Easterly of and adjacent to the Town of Gardnerville, County of Douglas, State of Nevada, being a portion of the Southwest 1/4 of Section 33, Township 13 North, Range 20 East, M. D.B.&M., and being more particularly described by metes and bounds as follows:

BEGINNING at a point on the Northerly side of right-of-way line of Eddy Street in the Town of Gardnerville, which point is described as being the Southwest corner of that certain parcel of land deeded to John W. Wise by John A. and Virginia D. Jonson on September 21, 1946, and which is recorded on page 14 of Book "Y" of Deeds, Douglas County Records, said point of beginning being further described as bearing North 10°16'20" West, a distance of 748.46 feet from the so-called Dettling Monument in the Town of Gardnerville, which monument bears South 89°51'10" West, a distance of 3972.70 feet from the Southeast corner of said Section 33;

Thence North 44°54' West, a distance of 88.63 feet to the true point of beginning of this parcel; thence North 44°54' West, a distance of 51.00 feet to a point; thence North 46°09' East, a distance of 89.00 feet to a point; thence South 44°94' East, a distance of 51.00 feet to a point; thence South 46°09' West, a distance of 89.00 feet to the TRUE POINT OF BEGINNING.

PARCEL B

Being a portion of the Southwest 1/4 of the Southwest 1/4 of Section 33, Township 13 North, Range 20 East, M.D.B.&M., and being more particularly described by metes and bounds as follows, to-wit;

BEGINNING at a point at the Southwest corner of the parcel, said point being North 45°31' West, a distance of 89.00 feet from the intersection of the Northerly line of Eddy Street with the Easterly line of Court Alley, said intersection being the Southwesterly corner of that certain parcel of land deeded to August H and Erma Schacht by C.A. & Meta Christensen on June 5, 1952, and recorded on Page 208, Book A-I, Douglas County Records, said point of beginning further described as bearing North 19°44'20" West, a distance of 780.28 feet from the so-called Dettling Monument to the Town of Gardnerville, which monument bears South 89°51'10" West, a distance of 3972.70 feet from the Southeast corner of said Section 33; thence from the point of beginning, North 65°31' West, along the Easterly line of Court Alley, a distance of 51.00 feet to a point, which is the Southwesterly corner of the Town Park, thence North 46°09' East, along the property line of the Town Park a distance of 92.60 feet to the Northeasterly corner of the parcel; thence South 45°31' West, a distance of 51.00 feet to a point at the Southeasterly corner of the parcel; thence South 46°09' West, a distance of 92.60 feet to the point of beginning.

**State of Nevada
Declaration of Value**

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

1. Assessor Parcel Number(s)
a) 1320-33-42-026
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 _____

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: 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 James E. Page

Capacity GRANTOR/GRANTEE

Signature Angie B. Page

Capacity Grantor / Grantee

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

James E. Page & Angie Borda Page
P.O. Box 99
Silver City, NV 89428

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James E. Page & Angie Borda Page, TRE
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COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: John Gavin, Esq.

Escrow # _____

Address: 177 E. 7th Street

City: Carson City State Nevada Zip 89701

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)