



KAREN ELLISON, RECORDER

E07

APN: 1320-32-813-013

**TRANSFERRED WITHOUT
CONSIDERATION**

Recorded At The Request Of:
When Recorded Return To:
CiCi Cunningham
Attorney-at-Law
2831 St. Rose Parkway
Suite 251
Henderson, Nevada 89052

Send Tax Statements To:

Kimberly Susan Campbell
P.O. Box 1753
Twain Harte, CA 95383

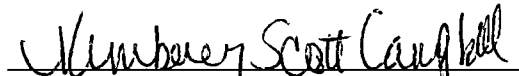
WARRANTY DEED

KIMBERLY SCOTT CAMPBELL, the Successor Trustee for the JAMES A. SCOTT TRUST DATED MARCH 31, 2015, hereby warrants and conveys to KIMBERLY SUSAN CAMPBELL, a married woman as her sole and separate property, (hereinafter referred to as "Assignee"), the following described real estate in Douglas County, State of Nevada:

Lot 3, in Block A, in the HAWKINS ADDITION TO THE TOWN OF GARDNERVILLE, as per the Official Map or Plat thereof, on record in the Office of the County Recorder of Douglas County, Nevada, on May 16, 1915, as Document No. 3000.

Street Address of Parcel: 1455 Douglas Avenue, Gardnerville, NV 89410

Dated this 7th day of May, 2018.


KIMBERLY SCOTT CAMPBELL
Successor Trustee, JAMES A. SCOTT
TRUST DATED MARCH 31, 2015

DA ACKNOWLEDGMENT ATTACHED

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All-purpose Acknowledgment California only

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

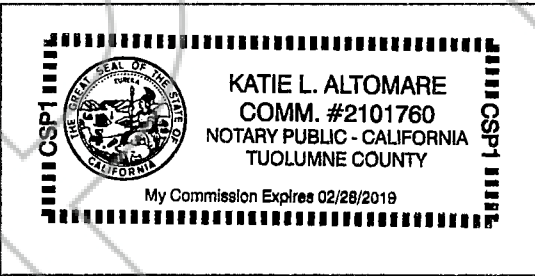
State of California

County of TUOLUMNE

On 05/07/2018 before me, KATIE L. ALTOMARE, NOTARY PUBLIC (here insert name and title of the officer),

personally appeared KIMBERLY SCOTT CAMPBELL

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Notary Seal

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Katie L. Altomare

For Bank Purposes Only

Description of Attached Document

Type or Title of Document WARRANTY / DEED

Document Date 05/07/18

Number of Pages 1

Signer(s) Other Than Named Above



STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 1320-32-813-013
- 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	
Document/Instrument #:	
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: \$0.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7 /NAC 375, Section _____
- b. Explain Reason for Exemption: TRANSFER FROM REVOCABLE TRUST - TRANSFERRED WITHOUT CONSIDERATION
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 Seller (Grantor)/Buyer (Grantee), 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 <u>Kimberly Susan Campbell</u>	Capacity _____	Grantor/grantee/trustor/trustee
Signature _____	Capacity _____	_____
SELLER (GRANTOR) INFORMATION		BUYER (GRANTEE) INFORMATION
(REQUIRED)		(REQUIRED)

Print Name: JAMES A. SCOTT TRUST Dated 3-31-15
 Address: 1455 "A" Douglas Avenue
 City: Gardnerville
 State: Nevada Zip: 89410

Print Name: KIMBERLY SUSAN CAMPBELL
 Address: P.O. Box 1753
 City: Twain Harte
 State: California Zip: 95383

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: CiCi Cunningham, Esq. Escrow # _____
 Address: 6859 S. Eastern Avenue, #102
 City: Las Vegas State: Nevada Zip: 89119

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)

CA Acknowledgment Attached