

DOUGLAS COUNTY, NV

2018-917748

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=2

08/06/2018 04:07 PM

FIRST AMERICAN TITLE MINDEN

KAREN ELLISON, RECORDER

E03

WHEN RECORDED MAIL TO:

Jeannette Sanzberro, TTEE
117 Woodbridge Circle
San Mateo, CA 94403

MAIL TAX STATEMENTS TO:

Same as above

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons.
(Pursuant to NRS 239b.030)

Space above for Recorder's use only

R.P.T.T. = \$None per NRS 375.090 (3)

APN No.: 1220-21-510-029

Court Clerk's Deed

THIS INDENTURE, made and entered into this 24th day of July, 2018, by and between Bobbie Williams, Ninth Judicial District Court Clerk in and for the State of Nevada, pursuant to Court Order dated July 23, 2018, attached hereto as Exhibit "A" hereinafter referred to as "Grantor", and Jeannette Sanzberro, Trustee of the Henri Sanzberro and Jeannette Sanzberro Living Trust Agreement, dated August 30, 1996; as Amended and Restated July 13, 2017, hereinafter referred to as "Grantee".

WITNESSETH:

That the said Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, do by these presents remise, release and forever quitclaim unto the Grantee and to Grantee's successors and assigns forever all of Grantor's right, title and interest in and to all of that certain lot, piece or parcel of land situate, lying and being in the County of Douglas, State of Nevada, together with all of the improvements thereon, and more particularly described as follows:

The property known as 1358 Kimmerling Rd. Gardnerville, NV more particularly described as:

Assessor's Parcel Number: 1220-21-510-029, and

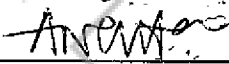
LOT 122 AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS, UNIT 6, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON MAY 29, 1973, AS FILE NO. 66512.

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

TO HAVE AND TO HOLD all and singular the said premises together with the appurtenances, unto the said Grantee, their heirs and assigns forever.
IN WITNESS WHEREOF, the Grantor has hereto signed this Deed the day and year first hereinabove written.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed the seal of the Court at my office on July 24, 2018.

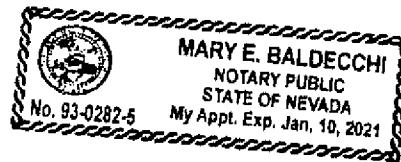

Clerk of the Court


Deputy

STATE OF NEVADA)
 DOUGLAS) ss.
COUNTY OF WASHOE)

On this 24th day of July, 2018, before me, a Notary Public in and for the County and State aforesaid, personally appeared Autumn Newton, Ninth Judicial District Deputy Court Clerk in and for the State of Nevada, and pursuant to Court Order dated July 23, 2018, known to me to be the person described in and who executed the foregoing instrument, and who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned.

Mary E. Baldecchi
NOTARY PUBLIC



STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1220-21-510-029
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|-----------------------------|--------------|--|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input checked="" type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | Other | | |

FOR RECORDERS OPTIONAL USE ONLY	
Notes:	_____

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: * 3
- b. Explain Reason for Exemption: Per Court order
Trustors transfer title to their trust for no 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 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 [Signature] Capacity Grantor

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Bobbie Williams

Address: 1038 Buckeye Rd

City: Minden

State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Jeannette Sanzberro, TTEE

Address: 117 Woodbridge Circle

City: San Mateo

State: CA Zip: 94403

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: John C. Smith, Esq. Escrow # _____

Address: 499 W. Plumb Lane, Ste. 202 Phone: 775-324-9100

City: Reno State: NV Zip: 89509