

DOUGLAS COUNTY, NV **2018-918966**  
RPTT:\$5830.50 Rec:\$35.00  
\$5,865.50 Pgs=4 08/31/2018 11:47 AM  
SIGNATURE TITLE - ZEPHYR COVE  
KAREN ELLISON, RECORDER

APN: 1318-15-111-048

**RECORDING REQUESTED BY:  
SIGNATURE TITLE COMPANY, LLC  
212 ELKS POINT RD, STE 445  
P.O. BOX 10297  
ZEPHYR COVE, NV 89448**

**MAIL RECORDABLE DOCS AND  
TAX STATEMENTS TO:  
THE BISSELL FAMILY TRUST DATED  
JULY 24, 2012  
6010 PALERMO WAY  
EL DORADO HILLS, CA 95762**

RPTT \$5,830.50

**GRANT, BARGAIN, SALE DEED**

**THIS INDENTURE WITNESSETH: That The Conti 2000 Revocable Living Trust dated April 6, 2000,  
Betty J. Conti, Surviving Trustee of the Conti 2000 Revocable Living Trust dated April 6, 2000**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant,  
Bargain, Sell, and Convey to:

**Todd S. Bissell and Elizabeth J. Bissell Trustee of The Bissell Family Trust dated July 24, 2012**

all that real property situated in the unincorporated area of Zephyr Cove, County of Douglas, State of Nevada,  
described as follows:

See Exhibit A attached hereto and made a part hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in  
anywise appertaining.

ACKNOWLEDGMENT

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 Contra Costa

On 8/29/2018 before me, Farok Ardesher, Notary Public  
(insert name and title of the officer)

personally appeared BETTY J. CONTI  
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.

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 Farok Ardesher (Seal)



The Conti 2000 Revocable Living Trust dated April 6,  
2000

~~Betty J. Conti, Trustee~~  
Betty J. Conti, Surviving Trustee

\_\_\_\_\_

STATE OF NEVADA  
COUNTY OF

} SS:

This instrument was acknowledged before me on \_\_\_\_\_

by \_\_\_\_\_

Notary Public

(seat)

**Exhibit A**

**Parcel 1**

Lot 99, as shown on the official plat of Pinewild Unit No.2, a Condominium, filed for record in the office of the County Recorder, Douglas County, Nevada on October 23, 1973, as Document No. 69660.

**Parcel 2**

The exclusive right to the use and possession of those certain patio areas adjacent to said unit designated as "restricted common area" on the subdivision map referred to in Parcel No.1 above.

**Parcel 3**

An undivided interest as tenants in common in as such interest is set forth in Book 377 at pages 417 through 421 of the real property described on the subdivision map referred to in parcel no. 1 above, defined in the amended declaration of covenants, conditions and restrictions of Pinewild, a condominium project, recorded March 09, 1977 in Book 377 of official records at page 411, as limited common area and thereby allocated to the unit described in Parcel No.1 above and excepting non-exclusive easements for ingress and egress, utility services, support encroachments, maintenance and repair over the common areas defined and set forth in said declaration of covenants, conditions and restrictions.

**Parcel 4**

Nonexclusive easements appurtenant to Parcel No.1 above for ingress and egress, utility services, support encroachments, maintenance and repair over the common areas defined and set forth in the declaration of covenants, conditions and restrictions of Pinewild, more particularly described in the description of Parcel No.3, above.

APN: 1318-15-111-048

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

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

- a) 1318-15-111-048
- 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
- Other

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

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

\$1,495,000.00

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

Transfer Tax Value \$1,495,000.00

Real Property Transfer Tax Due: \$5,830.50

**4. If Exemption Claimed**

a. Transfer Tax Exemption, per NRS 375.090, Section \_\_\_\_\_

b. Explain Reason for Exemption: \_\_\_\_\_

**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 parties agree that 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 [Handwritten Signature] Capacity Grantor

Signature \_\_\_\_\_ Capacity Grantee

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

(Required)

(Required)

Print Name: The Conti 2000 Revocable Living Trust dated April 6, 2000

Print Name: The Bissell Family Trust dated July 24, 2012

Address: 1409 Meadowlark Ct  
Lafayette, CA 94549

Address: 6010 Palermo Way  
El Dorado Hills, CA 95762

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

Print Name: Signature Title Company LLC Escrow #: 11000393-ZCT

Address: 212 Elks Point Road, Suite 445, PO Box 10297  
Zephyr Cove, NV 89448

**AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED**