

DOUGLAS COUNTY, NV **2018-919531**
RPTT:\$25350.00 Rec:\$35.00
\$25,385.00 Pgs=4 **09/12/2018 11:36 AM**
FIRST CENTENNIAL - RENO (MAIN OFFICE)
KAREN ELLISON, RECORDER

APN: 1318-03-210-004

Escrow No. 00238547 - 016 - 17
RPTT 25,350.00
When Recorded Return to:
Ricky W. Massie
1801 Tribute Road
Sacramento, CA 95815
Mail Tax Statements to:
Grantee same as above

SPACE ABOVE FOR RECORDERS USE

Grant, Bargain, Sale Deed

For valuable consideration, the receipt of which is hereby acknowledged,
Phillip James Wilderotter IV and Mary Agnes Wilderotter, Trustees of the Wilderotter Family
Trust dated August 26, 1993

do(es) hereby Grant, Bargain, Sell and Convey to
Ricky W. Massie and Debra L. Massie, trustees of the Massie Family Trust dated March 24,
2005

all that real property situate in the 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.

Witness my/our hand(s) this 6th day of September, 2018

Wilderotter Family Trust

Phillip James Wilderotter IV
Phillip James Wilderotter IV, Trustee

Mary Agnes Wilderotter
Mary Agnes Wilderotter, Trustee

STATE OF _____
COUNTY OF _____

This instrument was acknowledged before me on _____, 2018,
by Phillip James Wilderotter IV and Mary Agnes Wilderotter _____.

NOTARY PUBLIC

See Attached

SPACE BELOW FOR RECORDER

Exhibit A

Parcel No. 1:

Lot 21, as shown on the map entitled Skyland Subdivision No. 1, filed for record in the office of the County Recorder of Douglas County, Nevada, on February 27, 1958 in Book 1, of Maps, page 181, as Document No. 12967.

Parcel No. 2:

An Easement for access to the waters of Lake Tahoe and for beach and recreational purposes as reserved in the Deed recorded February 5, 1960 in Book 1, page 268, as Document No. 15573, Official Records of Douglas County, Nevada.

Parcel No. 3:

That portion of land lying between the low water line of Lake Tahoe, as it existed on the 12th day of April, 1870, and the property shown on the map of Skyland Subdivision No. 1, filed in the Office of the County Recorder of Douglas County, State of Nevada, on February 27, 1958, that is appurtenant to Lot 21, as shown on said map

Excepting therefrom all that portion thereof, lying below the natural ordinary high water line of Lake Tahoe.

SPACE BELOW FOR RECORDER



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.

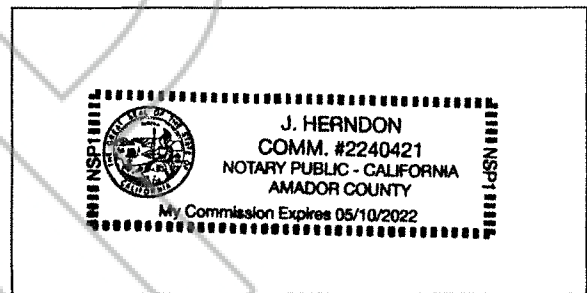
State of California

County of Amador

On 9/4/2018 before me, J. Herndon, notary (here insert name and title of the officer),

personally appeared Philip James Wilderotter, IV

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 [Handwritten Signature]

For Bank Purposes Only

Description of Attached Document

Type or Title of Document Grant, Bargain, Sale Deed

Document Date 9/4/18 Number of Pages 1

Signer(s) Other Than Named Above _____





All-purpose Acknowledgment California only

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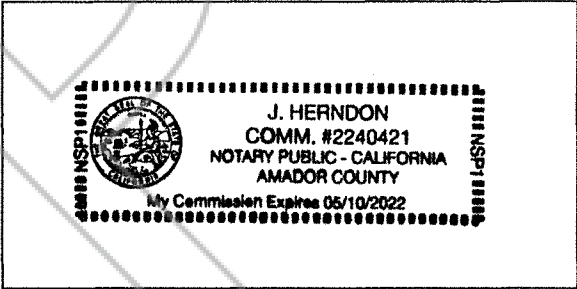
State of California

County of Amador

On 9/6/2018 before me, J. Herndon, notary (here insert name and title of the officer),

personally appeared Mary Agnes Wilderotter

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.



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Description of Attached Document
Type or Title of Document Grant, Bargain, Sale Deed

Document Date 9/6/2018 Number of Pages 1

Signer(s) Other Than Named Above _____



1. APN: 1318-03-210-004

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 No.: | |
| Book: | Page: |
| Date of Recording: | |
| Notes: | |

STATE OF NEVADA DECLARATION OF VALUE

3. Total Value/Sales Price of Property: \$6,500,000.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$6,500,000.00
 Real Property Transfer Tax Due: \$ 25,350.00

4. If Exemption Claimed

- a. Transfer Tax Exemption, per NRS 375.090, Section ____
- b. Explain Reason for Exemption: ____

5. Partial Interest: Percentage being transferred: 100 %

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 <u>[Handwritten Signature]</u> | Capacity <u>Grantor</u> |
| Signature <u>[Handwritten Signature]</u> | Capacity <u>Grantee</u> |
| SELLER (GRANTOR) INFORMATION | BUYER (GRANTEE) INFORMATION |
| (Required) | (Required) |
| Print Name: <u>Phillip James Wilderotter IV, and *</u> | Print Name: <u>Ricky W. Massie, and Debra L. Massie**</u> |
| Address: <u>P.O. Box 1549</u> | Address: <u>1801 Tribute Road</u> |
| City/State/Zip: <u>Zephyr Cove, NV 89448</u> | City/State/Zip: <u>Sacramento, CA 95815</u> |

COMPANY REQUESTING RECORDING

| | |
|--|--------------------------------|
| Co. Name: <u>First Centennial Title Company of NV</u> | Escrow # <u>00238547-016dr</u> |
| Address: <u>896 West Nye Lane, Suite 104 Carson City, NV 89703</u> | |

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)

*Mary Agnes Wilderotter, Trustees of the Wilderotter Family Trust dated August 26, 1993

** Trustee of the Massie Family Trust dated March 24, 2005