

APN: 1219-03-001-044 to 1219-03-001-045

WHEN RECORDED MAIL TO:

Jennifer Ann Yturbide and Tod F. Carlini,
Trustees of Carlini/Yturbide Trust
PO Box 1021
Minden, Nevada 89423



00081964201809216300060068

KAREN ELLISON, RECORDER

E07

MAIL TAX NOTICES TO:

Jennifer Ann Yturbide and Tod F. Carlini,
Trustees of Carlini/Yturbide Trust
PO Box 1021
Minden, Nevada 89423

Boundary Line Adjustment Deed

COMES NOW, Jennifer Ann Yturbide, a married woman as her sole and separate property, as Trustee of the Carlini/Yturbide Trust (“Grantor”), and does hereby grant, bargain, sell and convey to Jennifer Ann Yturbide and Tod F. Carlini, husband and wife, as Trustees of the Carlini/Yturbide Trust (“Grantee”), and to the heirs and assigns of Grantee forever, the area adjusted from a portion of APN 1219-03-001-044, commonly referred to as 244 Peach Court and herein referenced as Parcel 1-D, to APN 1219-03-001-045, commonly referred to as 1338 Old Foothill Road and herein referenced as Parcel 2-D, situated in the County of Douglas, State of Nevada, as more fully set forth below.

The area adjusted from Parcel 1-D to Parcel 2-D being transferred is more specifically described and set forth in Exhibit “A” attached hereto and made a part hereof.

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

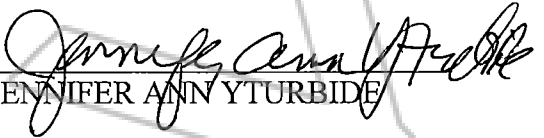
Furthermore, Adjusted Parcel 1-D (APN 1219-03-001-044) is more specifically described in Exhibit “B” attached hereto and made a part hereof, and Adjusted Parcel 2-D (APN 1219-03-001-045) is more specifically described in Exhibit “C” attached hereto and made a part hereof.

This deed is placed of record to facilitate a boundary line adjustment between existing parcels of land as further depicted and set forth in that certain Record of Survey to Support a Boundary Line Adjustment for Grantor and Grantee recorded concurrently herewith.

Pursuant to NRS 239B.030(4), I affirm that this instrument does not contain the social security number of any person.

Pursuant NRS 111.312, the legal descriptions attached as exhibits hereto were prepared by R.O. Anderson Engineering, Inc., Matthew P. Bernard, PLS 11172, P.O. Box 2229, Minden, Nevada 89423.

DATED this 23rd day of October 2018.


JENNIFER ANN YTURBIDE

ACKNOWLEDGEMENT

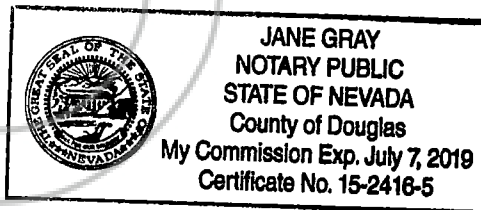
STATE OF NEVADA)
 : ss.
COUNTY OF DOUGLAS)

On October 23, 2018, before me, the undersigned, a Notarial Officer in and for said County and State, personally appeared Jennifer Ann Yturbide, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under penalty of perjury under the laws of the State of Nevada that the foregoing paragraph is true and correct.

WITNESS my hand and official seal


NOTARY PUBLIC



0271-015
09/12/18

EXHIBIT "A"
AREA ADJUSTED FROM PARCEL 1-D TO PARCEL 2-D
(from A.P.N. 1219-03-001-044 to A.P.N. 1219-03-001-045)

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

A parcel of land located within a portion of Section 3, Township 12 North, Range 19 East, Mount Diablo Meridian, more particularly described as follows:

COMMENCING at the northeast corner of Parcel 1-D, per Parcel Map #4 for Coldwell Banker Itildo, Inc., filed for record October 20, 1992 in the office of Recorder, Douglas County, Nevada as Document No. 291152;

thence along the east line of said Parcel 1-D, South 00°07'52" East, 220.89 feet to the **POINT OF BEGINNING**;

thence continuing along said east line of Parcel 1-D, South 00°07'52" East, 69.38 feet, to the southeast corner of said Parcel 1-D, said point also being the northeast corner of Parcel 2-D per Parcel Map #3 for Coldwell Banker Itildo, Inc., filed for record October 2, 1992 in said office of Recorder as Document No. 289989;

thence along the common line of said Parcel 1-D and Parcel 2-D, South 89°42'19" West, 226.52 feet;

thence NORTH, 70.54 feet

thence EAST, 226.36 feet to the **POINT OF BEGINNING**, containing 15,842 square feet, more or less;

The Basis of Bearing of this description is South 00°07'52" East, being the east line of said Parcel 2-D, and said Parcel 1-D.

Prepared By: R.O. ANDERSON ENGINEERING, INC.
Matthew P. Bernard, PLS 11172
P.O. Box 2229
Minden, Nevada 89423



9-28-18

EXHIBIT "B"
ADJUSTED PARCEL 1-D
(Adjusted A.P.N. 1219-03-001-044)

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

A parcel of land located within a portion of Section 3, Township 12 North, Range 19 East, Mount Diablo Meridian, more particularly described as follows:

BEGINNING at the northeast corner of Parcel 1-D, per Parcel Map #4 for Coldwell Banker Itildo, Inc., filed for record recorded October 20, 1992 in the office of Recorder, Douglas County, Nevada as Document No. 291152;

thence along the east line of said Parcel 1-D, South 00°07'52" East, 220.89 feet;
thence WEST, 226.36 feet;
thence SOUTH, 70.54 feet to a point on the north line of Parcel 2-D per Parcel Map #3 for Coldwell Banker Itildo, Inc., filed for record October 2, 1992 in said office of Recorder as Document No. 289989;
thence along said north line of Parcel 2-D, South 89°42'19" West, 70.86 feet to the northeast corner of Peach Court as shown on said Parcel Map #3;
thence along the north line of said Peach Court, South 89°42'19" West, 45.00 feet to the westerly corner of said Parcel 1-D;
thence along the boundary of said Parcel 1-D, North 38°43'25" East, 373.60 feet;
thence continuing along said boundary of Parcel 1-D, North 89°42'18" East, 108.00 feet to the **POINT OF BEGINNING**, containing 1.14 acres, more or less;

The Basis of Bearing of this description is South 00°07'52" East, being the east line of said Parcel 2-D, and said Parcel 1-D.

Prepared By: R.O. ANDERSON ENGINEERING, INC.
Matthew P. Bernard, PLS 11172
P.O. Box 2229
Minden, Nevada 89423



9-28-18

EXHIBIT "C"
ADJUSTED PARCEL 2-D
(Adjusted A.P.N. 1219-03-001-045)

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

A parcel of land located within a portion of Section 3, Township 12 North, Range 19 East, Mount Diablo Meridian, more particularly described as follows:

COMMENCING at the northeast corner of Parcel 1-D, per Parcel Map #4 for Coldwell Banker Itildo, Inc., recorded October 20, 1992 in the office of Recorder, Douglas County, Nevada as Document No. 291152;

thence along the east line of said Parcel 1-D, South 00°07'52" East, 220.89 feet to the **POINT OF BEGINNING**;

thence continuing along said east line of Parcel 1-D and continuing along the east line of Parcel 2-D per Parcel Map #3 for Coldwell Banker Itildo, Inc., filed for record October 2, 1992 in said office of Recorder as Document No. 289989, South 00°07'52" East, 408.07 feet to the southeast corner of said Parcel 2-D;

thence along the boundary of said Parcel 2-D, North 40°28'44" West, 282.70 feet;

thence continuing along said boundary of said Parcel 2-D, North 56°00'46" West, 137.97 feet to a point on the east line of Peach Court per said Parcel Map #3;

thence along said east line of Peach Court, North 00°17'41" West, 45.00 feet to the northeast corner of said Peach Court;

thence along the north line of said Parcel 2-D, North 89°42'19" East, 70.86 feet;

thence NORTH, 70.54 feet;

thence EAST, 226.36 feet to the **POINT OF BEGINNING**, containing 1.55 acres, more or less;

The Basis of Bearing of this description is South 00°07'52" East, being the east line of said Parcel 2-D, and said Parcel 1-D.

Prepared By: R.O. ANDERSON ENGINEERING, INC.
Matthew P. Bernard, PLS 11172
P.O. Box 2229
Minden, Nevada 89423



9-28-18

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1219-03-001-044
 b) 1219-03-001-045
 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	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Valid Trust</u>	

3. Total Value/Sales Price of Property: \$ \$0.00
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 7
 b. Explain Reason for Exemption: A transfer of title to a trust without consideration if a certificate of trust is presented at the time of transfer

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 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 Jennifer Ann Yturbide Capacity _____ Trustee

Signature Jennifer Ann Yturbide Capacity _____ Trustee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Jennifer Ann Yturbide, Trustee
 Print Name: _____
 Address: P O Box 1021
 City: Minden
 State: Nevada Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Jennifer Ann Yturbide & Tod F. Carlini, Trustees
 Print Name: _____
 Address: P O Box 1021
 City: Minden
 State: Nevada Zip: 89423

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

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)