



KAREN ELLISON, RECORDER E07

APN: 1420-18-113-058

RPTT: \$0

When Recorded Return to:

Sergio Martinez
9100 Jackhammer Dr
Reno, NV 89521

Mail Tax Statements to:
Grantee same as above

0

SPACE ABOVE FOR RECORDERS USE

Grant, Bargain, Sale Deed

THIS INDENTURE WITNESSETH: That

Sergio Martinez and Maria Alma Martinez

For valuable consideration of \$10.00 is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey her interest to

Sergio Martinez and Maria Alma Martinez (and their successors in interest) as Trustees of The Sergio Martinez and Maria Alma Martinez Revocable Living Trust dated November 20, 2018

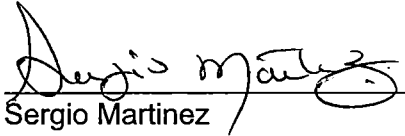
with right of survivorship all that real property situate in the city of Carson City and County of Douglas, State of Nevada, described as follows:

“See Exhibit A” Legal Description Attached hereto.

Together with all and singular the tenements, hereditaments and appurtenances, if any, thereunto belonging or in anywise appertaining, reversions, remainders, rents, issues or profits thereof.

SPACE BELOW FOR RECORDER

Witness my/our hand this 20th day of November , 2018


Sergio Martinez

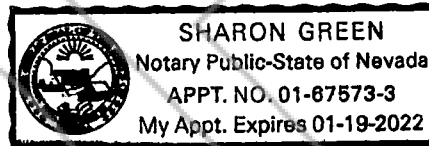

Maria Alma Martinez

STATE OF NEVADA
COUNTY OF CARSON

On November 20, 2018, Sergio Martinez and Maria Alma Martinez personally appeared before me, a Notary Public, who acknowledged that they executed the above instrument.



Sharon Green, NOTARY PUBLIC



SPACE BELOW FOR RECORDER

EXHIBIT "A"

All those certain lots, pieces or parcels of land situate in the County of Douglas, State of Nevada, described as follows:

All of lots 175 and 176, in Block C, as shown on the plat of SILVERADO HEIGHTS NO. 2, filed for record in the Office of the County Recorder of Douglas County, Nevada, on June 20, 1979, as Document No. 33717, more particularly described as follows:

Commencing at the Northeasterly corner of Lot 175; thence South 26°36'26" East, 10.70 feet to the TRUE POINT OF BEGINNING; thence South 26°36'26" East 49.36 feet; thence South 61°23'44" West 156.49 feet to the Southwesterly corner of said lot 175, said corner being on a curve Easterly line of PLACER COURT; thence Northwesterly along said curved line through a radius of 475 feet, a central angle of 08°2'36", and an arc length of 66.68 feet; thence North 67°38'58" East 158.72 feet to the TRUE POINT OF BEGINNING.

APN 1420-18-113-058

STATE OF NEVADA DECLARATION OF VALUE

Douglas

1. Assessor Parcel Number (s)

- a) 1420-18-113-058 _____
- b) _____
- c) _____
- d) _____

2. Type of Property:

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

FOR RECORDERS OPTIONAL USE ONLY

Notes: _____
Trust ok bc

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: \$0.00 _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7
- b. Explain Reason for Exemption:
TRANSFER TO FAMILY TRUST without 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 Sergio Martinez Capacity Owner
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Sergio Martinez
Address: 9100 Jackhammer Drive
City: Reno
State: NV Zip: 89521

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Martinez Revocable Living Trust
Address: SAME
City: _____
State: _____ Zip: _____

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)