

DOUGLAS COUNTY, NV **2018-924043**
RPTT:\$2476.50 Rec:\$35.00
\$2,511.50 Pgs=4 12/28/2018 12:47 PM
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Alex Weidner
Gabriele Weidner
392 Corralitos Road
Arroyo Grande, CA 93420

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 1805617-RLT

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)

APN No.: 1220-25-000-009 & 1220-25-000-010
R.P.T.T. \$2,476.50

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Peter A. Youngdahl, Surviving Trustee of The Peter A. and Roberta Youngdahl Family Trust dated 12/23/86

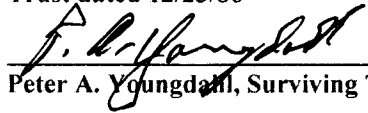
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Alex Weidner and Gabriele Weidner, husband and wife as joint tenants

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

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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

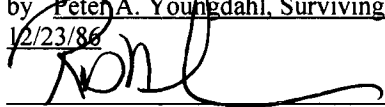
Peter A. Youngdahl, Surviving Trustee of
The Peter A. and Roberta Youngdahl Family
Trust dated 12/23/86

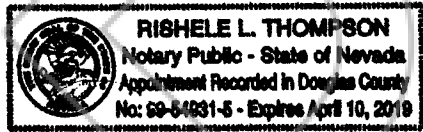

Peter A. Youngdahl, Surviving Trustee

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on , 12/27/18
by Peter A. Youngdahl, Surviving Trustee of The Peter A. and Roberta Youngdahl Family Trust dated
12/23/86


NOTARY PUBLIC



Escrow No. 1805617-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

PARCEL 1

Parcel 1 as shown on the Record of Survey in Support of a Boundary Line Adjustment for Peter A. and Roberta Youngdahl Family Trust, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on May 7, 2003 in Book 303, Page 3802, as File No. 576038, Official Records, being more particularly described as follows:

Commencing at the center one-quarter (C ¼) corner of said Section 25, BLM brass cap dated 2001 as shown on the Certain Record of Survey for Edward R. Atencio and the Atencio Family Living Trust, recorded November 2, 2001 in the office of Recorder, Douglas County, Nevada, as Document No. 526862:

Thence along the north-south center line, North 00°18'47" West, 624.31 feet to the POINT OF BEGINNING;
thence North 36°36'12" West 724.75 feet;
thence North 32°00'00" East, 30.00 feet;
thence North 86°09'24" East 413.71 feet to the point of intersection of the Southwesterly right-of-way line of U.S. Highway 395 and said north-south center section line of said Section 25;
thence along said north-south quarter section line, South 00°18'47" East, 635.00 feet to the POINT OF BEGINNING.

APN: 1220-25-000-010

Note: Document No. 576037 is provided pursuant to the requirements of Section 6.NRS 111.312.

PARCEL 2

Parcel 2 as shown on the Record of Survey in Support of a Boundary Line Adjustment for Peter A. and Roberta Youngdahl Family Trust, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on May 7, 2003 in Book 303, Page 3802, as File No. 576038, Official Records, being more particularly described as follows:

A parcel of land located within a portion of the East one-half of the Northwest one-quarter (E 1/2 NW 1/4) of Section 25, Township 12 North, Range 20 East, Mount Diablo Meridian, described as follows:

Commencing at the center one-quarter (C 1/4) corner of said Section 25, a BLM brass cap dated 2001 as shown on that certain Record of Survey for Edward R. Atencio and The Atencio Family Living Trust, recorded November 2, 2001 in the office of Recorder, Douglas County, Nevada, as Document No. 526862;

Thence along the north-south center section line, North $00^{\circ}18'47''$ West, 1259.31 feet to the intersection of the southwesterly right-of-way of U.S. Highway 395, the POINT OF BEGINNING;

Thence South $86^{\circ}09'24''$ West, 413.71 feet;

Thence North $32^{\circ}00'00''$ East, 440.00 feet to a point on said southwesterly right-of-way line of U.S. Highway 395;

Thence along said right-of-way line, non-tangent to the preceding course, along the arc of a curve to the right having a radius of 4850.00 feet, central angle of $04^{\circ}36'02''$, arc length of 389.43 feet and chord bearing and distance of South $27^{\circ}28'31''$ East, 389.32 feet to the POINT OF BEGINNING.

APN: 1220-25-000-009

Note: Document No. 576037 is provided pursuant to the requirements of Section 6.NRS 111.312.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1220-25-000-009
 b. 1220-25-000-010
 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: _____	

3. a. Total Value/Sales Price of Property: \$ 635,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 635,000.00
 d. Real Property Transfer Tax Due: \$ 2,476.50

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 *Peter A. Youngdahl* Capacity grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Peter A. Youngdahl, Surviving Trustee
 of The Peter A. and Roberta Youngdahl Family
 Trust dated 12/23/86
 Address: 770 Scott
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Alex Weidner & gabricke Weidner
 Address: 392 Corralitos Rd
 City: Amargosa Bank
 State: CA Zip: 93420

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Tigor Title of Nevada, Inc. Escrow No.: 01805617-020-RLT
 Address: 1483 Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED