

A.P.N.: 1420-33-101-005



RECORDING REQUESTED BY:

KAREN ELLISON, RECORDER E07

Earnest C. Wheeler
1224 Stephanie Way
Minden, NV 89423

MAIL TAX STATEMENTS AND WHEN RECORDED, MAIL TO:

Same

The undersigned affirms that this document does not contain the social security number of any person or persons. Per NRS 239 B 030

The undersigned grantor(s) declare(s):

Documentary Transfer tax is 0

THERE IS NO CONSIDERATION FOR THIS TRANSFER

There is no Documentary transfer tax due. This is a Trust Transfer under Section 62(d) of the Revenue and Taxation Code: Transfer to a revocable trust. This conveyance transfers an interest into or out of a Living Trust, R & T 11930.

GRANT DEED

Earnest C. Wheeler and rose M. Alonzo, husband and wife as joint tenants do hereby GRANT TO:

Earnest C. Wheeler and Rose M. Alonzo as Trustees of the Wheeler-Alonzo Family Trust dated June 1, 2018, the real property situate in the County of Douglas, State of Nevada, described as follows:

See Exhibit "A" Attached hereto and made a part thereof.

Subject to:

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents,

EXHIBIT 'A'

A PORTION OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 14 NORTH, RANGE 20 EAST, M.D.B.&M., BEING DESCRIBED AS PARCEL 1 OF THAT CERTAIN PARCEL MAP FOR NEVADA CARSON, INC., FILED FOR RECORD MAY 7, 1985 IN BOOK 585 OF OFFICIAL RECORDS AT PAGE 538, DOUGLAS COUNTY, NEVADA AS DOCUMENT NO. 116950.

EXCEPTING FROM PARCEL 1 HEREIN ABOVE DESCRIBED THAT PORTION AS CONTAINED IN THE DEED TO L.C. BARONE AND GERALDINE BARONE RECORDED JULY 30, 1985 IN BOOK 785, OF OFFICIAL RECORDS AT PAGE 2342, DOUGLAS COUNTY, NEVADA, AS DOCUMENT NO. 120755 AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 33, THENCE NORTH 89 DEGREES 59'46" EAST ALONG THE NORTH SECTION LINE OF SAID SECTION 33, 680.00 FEET TO THE NORTHEAST CORNER OF THE L.C. BARONE PROPERTY AS DESCRIBED IN THE DEED RECORDED IN BOOK 63, PAGE 662 AS DOCUMENT NO. 43118, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA WHICH POINT IS ALSO THE NORTHWEST CORNER OF PARCEL 1 OF THE PARCEL MAP FOR NEVADA CARSON, INC., AS RECORDED IN BOOK 585, PAGE 538 AS DOCUMENT NO. 116950, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING; THENCE CONTINUING ALONG THE AFORESAID NORTH SECTION LINE NORTH 89 DEGREES 59'46" EAST 76.22 FEET; THENCE LEAVING SAID SECTION LINE SOUTH 00 DEGREES 07'46" WEST 290.40 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF STEPHANIE LANE; THENCE SOUTH 89 DEGREES 59'46" WEST ALONG SAID RIGHT OF WAY LINE 75.90 FEET TO THE SOUTHEAST CORNER OF THE AFORESAID L.C. BARONE PROPERTY; THENCE NORTH 00 DEGREES 03 '59" EAST ALONG THE EASTERLY LINE OF SAID BARONE PROPERTY 290.40 FEET TO THE TRUE POINT OF BEGINNING.

THE ABOVE METES AND BOUNDS DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED NOVEMBER 5, 1999 IN BOOK 1199, PAGE 1133 AS INSTRUMENT NO. 480210.

STATE OF NEVADA
DECLARATION OF VALUE

- 1. Assessor Parcel Number(s)
 - a) 1420-33-101-005
 - 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
 - i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Wheeler Trust</u>	

- 3. Total Value/Sales Price of Property: \$ _____
- 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: Transfer into Revocable Trust for the benefit of Grantors
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 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 Earnest C. Wheeler Capacity Grantor

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
Earnest C. Wheeler and Rose M. Alonzo

Print Name: _____
Address: 1224 Stephanie Way
City: Minden
State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION (REQUIRED)
Earnest C. Wheeler and Rose M. Alonzo as Trustees of the Wheeler-Alonzo Family Trust

Print Name: _____
Address: 1224 Stephanie Way
City: Minden
State: NV Zip: 89423

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

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