

APN: 1318-23-401-045
RPTT \$0.00

When Recorded Return to:
Haggar Group, LLC
31225 La Baya Drive, Ste. 206
Westlake Village, CA 91362

Mail Tax Statements to:
Grantee same as above



KAREN ELLISON, RECORDER E09

SPACE ABOVE FOR RECORDERS USE

Grant, Bargain, Sale Deed

For valuable consideration, the receipt of which is hereby acknowledged,

Chad Haggar, Trustee of the Haggar Family Trust dated October 1, 2009 does hereby Grant, Bargain, Sell and Convey

to

Haggar Group, LLC, a California limited liability company

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

See Exhibit A attached hereto and made a part hereof.

Together with all tenements, hereditaments and appurtenances, if any, thereunto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereunder.

Witness my/our hand this 21 day of March, 2019

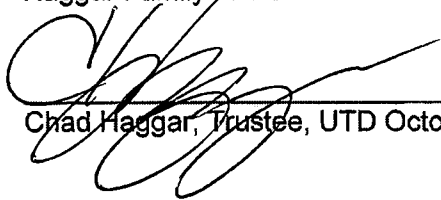
Signature and Notary Acknowledgement on page 2

SPACE BELOW FOR RECORDER

Page 2
Grant Bargain Sale Deed

APN: 1318-23-401-045

Haggar Family Trust



Chad Haggar, Trustee, UTD October 1, 2009

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the documents to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

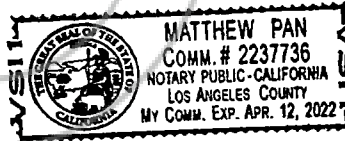
STATE OF CALIFORNIA

COUNTY OF Los Angeles

On March 21, 2019, before me, Matthew Pan (Notary name) personally appeared Chad Haggar, who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons or the entity upon behalf of which the persons acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of the California that the foregoing paragraph is true and correct.

Witness my hand and official seal.


NOTARY PUBLIC

SPACE BELOW FOR RECORDER

Exhibit A

All that portion of the Southeast ¼ of the Southwest ¼ of Section 23, Township 13 North, Range 18 East, M.D.M., more particularly described as follows;

Commencing at a found G.L.O. Brass Monument (1939) at the ¼ corner common to Section 23 and Section 26, T 13 N, R 18 E, thence North 89°41'40" West 1064.41 feet;

Thence North 00°02'36" West 40.00 feet to the point of beginning.

Thence North 00°02'36" West 389.88 feet;

Thence South 89°41'40" East 245.50 feet;

Thence South 00°02'36" East 390.13 feet; thence along a curve concave to Southwest with a central angle of 01°14'26", radius of 1040.00 feet and an arc length of 22.52 feet; the chord of said curve bears North 89°04'27" West 22.52 feet;

Thence North 89°41'40" West 222.99 feet to the Point of Beginning.

NOTE: This legal description previously contained in Boundary Line Adjustment Deed recorded August 7, 2009, in Book 809, Page 1512, as Document No. 748474, Douglas County, Nevada..

SPACE BELOW FOR RECORDER

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 1318-23-401-045
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: Creating Acct of - J

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 # 9
b. Explain Reason for Exemption: Transfer to a limited liability company by a person who owns 100% of the limited liability company

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 375.020, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

X
7
Signature _____ Capacity Seller/Grantor
Signature _____ Capacity Buyer/Grantee

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Chad Hagggar, Trustee, Hagggar Family Trust
Address: 31225 La Baya Drive, Ste. 206
City: Westlake Village
State: CA Zip: 91362

Print Name: Hagggar Group, LLC, By: Chad Hagggar, Its:Manager
Address: 31225 La Baya Drive, Ste. 206
City: Westlake Village
State: CA Zip: 91362

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Dianne DiMascio Escrow # None
Address: 1901 Avenue of the Stars, Suite 1900
City: Los Angeles State: CA Zip: 90067

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