

APN#: 1320-26-001-019
RPTT: \$3,178.50

Recording Requested By:
Western Title Company
Escrow No.: 105517-ARJ

When Recorded Mail To:
F. Kevin Alberg
PO Box 575
Lodi, CA 95241

Mail Tax Statements to: (deeds only)
Same as Above

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.
(Per NRS 239B.030)

Signature _____

Anu Jansse

Escrow Officer

Grant, Bargain, and Sale Deed

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

James R. Madsen, an unmarried man as to an undivided 50% interest and Mark R. Josifko and Deborah F. Josifko, Trustees, or their successors in trust, under the Josifko Family Living Trust, dated September 21, 1999, and any amendments thereto

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

F. Kevin Alberg, Trustee of the F. Kevin Alberg Revocable Trust dated October 4, 2012

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Minden, County of Douglas State of Nevada bounded and described as follows:

See attached Exhibit A

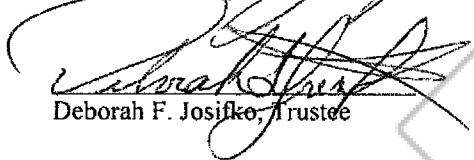
TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 07/18/2019


James R. Madsen

The Josifko Family Living Trust, dated September 21, 1999, and any amendments thereto


Mark R. Josifko, Trustee


Deborah F. Josifko, Trustee


STATE OF Nevada

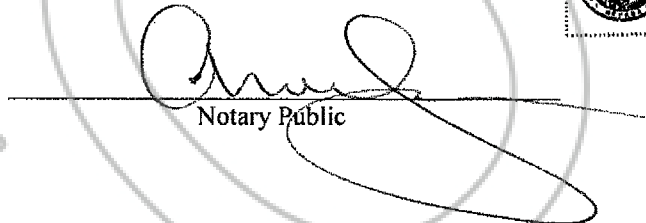
COUNTY OF Douglas

This instrument was acknowledged before me on

7/19/19

By James R. Madsen.

 **ANU JANSSE**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 03-80889-5 - Expires March 20, 2023


Notary Public


STATE OF Nevada

COUNTY OF Douglas

This instrument was acknowledged before me on

7/23/19

By Mark R. Josifko and Deborah F. Josifko.

 **ANU JANSSE**
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 03-80889-5 - Expires March 20, 2023

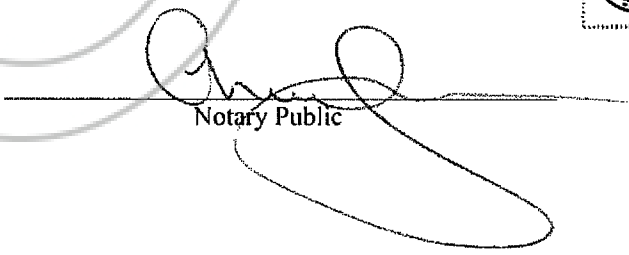

Notary Public

EXHIBIT "A"

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

A parcel of land located within the Northwest 1/4 of Section 26, Township 13 North, Range 20 East, M.D.B.&M. Douglas County , Nevada, being more particularly described as follows:

Beginning at point on the centerline of the realignment of Buckeye Road which bears N 81°38'15" W., 690.62 feet from the Northwest corner of Lot 13 as shown on the Record of Survey for Nevis Industries, Inc., Document No. 51917 of the Douglas County Recorder's Office, being a 5/8" rebar tagged R.L.S. 2280; Thence N. 89°07'32" W., along said realignment centerline, 317.38 feet to the Easterly line of Parcel 16-D as shown on the Carter Parcel Map, Document No. 64509 of the Douglas County Recorder's Office; Thence N. 00°55'07" E., along said Easterly line, 1313.02 feet; Thence S. 89°03'29" E., 317.50 feet to the Westerly line of Parcel 16-B of said Carter Parcel Map; Thence S. 00°55'26" W., along said Westerly line, 1312.65 feet to the POINT OF BEGINNING..

EXCEPTING THEREFROM all minerals, oil, gas, and other hydrocarbons now or at any time hereafter situate therein and thereunder and which may be produced therefrom together with the free and unlimited right of mine, drill, bore, operate and remove said minerals from beneath the surface of said land and any level below the surface of the property described herein as set forth in the Grant Deed to Stock Petroleum Co., Inc., recorded March 13, 1980, in Book 380, Page 1315, Document No. 42677, Official Records of Douglas County, State of Nevada.

NOTE: The above metes and bounds description appeared previously in that certain Deed recorded in the office of the County Recorder of Douglas County, Nevada on February 18, 2003, in Book 203, Page 6997 as Document No. 567420 of Official Records.

Assessor's Parcel Number(s):
1320-26-001-019

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1320-26-001-019

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 NOTES: _____ _____ _____
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3. Total Value/Sales Price of Property: \$815,000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____
 Transfer Tax Value: \$815,000.00
 Real Property Transfer Tax Due: \$3,178.50

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 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 _____ Capacity _____
 Signature _____ Capacity ESCROW

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

Print Name: James R. Madsen, Mark R. Josifko and Debora F. Josifko, Trustees, or their successors in trust, under the Josifko Family Living Trust, dated September 21, 1999, and any amendments thereto
Address: 1662 Buckeye Road
City: Minden
State: NV **Zip:** 89423

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

Print Name: F. Kevin Alberg, Trustee of the F. Kevin Alberg Revocable Trust dated October 4, 2012
Address: PO Box 575
City: Lodi
State: CA **Zip:** 95241

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company
Address: Douglas Office
1362 Highway 395, Ste. 109
City/State/Zip: Gardnerville, NV 89410

Esc. #: 105517-ARJ