

APN: 1420-28-310-026  
RETURN RECORDED DEED TO:  
KYLE A. WINTER, ESQ.  
ALLISON MacKENZIE, LTD.  
P.O. Box 646  
Carson City, NV 89702



KAREN ELLISON, RECORDER

E07

GRANTEES/MAIL TAX STATEMENTS TO:  
Steven C. Seelbinder and Karan J. Seelbinder Trustees  
2867 San Gabriel Drive  
Minden, NV 89423

The persons executing this document hereby affirm that this document submitted for recording does not contain the social security number of any person or persons pursuant to NRS 239B.030.

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made on August 21, 2019, by and between Steven C. Seelbinder and Karan J. Seelbinder, husband and wife as joint tenants with right of survivorship, grantors, and STEVEN C. SEELBINDER and KARAN J. SEELBINDER, Trustees of THE SEELBINDER FAMILY TRUST, grantees,

WITNESSETH:

The grantors, for good and valuable consideration to them in hand paid by the grantees, the receipt whereof is hereby acknowledged, do by these presents grant, bargain, and sell to the grantees, and to their successors and assigns, all that certain parcel of real property located in the County of Douglas, State of Nevada, more particularly described as follows:

LOT 75 IN BLOCK D, AS SHOWN ON THE FINAL MAP#PD99-02-04 FOR SARATOGA SPRINGS ESTATES UNIT NO. 4, A PLANNED UNIT DEVELOPMENT, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MAY 19, 2000, IN BOOK 500, PAGE 4445, AS DOCUMENT NO. 492337, AND BY CERTIFICATE OF AMENDMENT RECORDED NOVEMBER 30, 2000, IN BOOK 1100, PAGE 6042, DOCUMENT NO. 504169.

(Pursuant to NRS 111.312 this legal description was previously recorded on September 2, 2005, as Document No. 0654152 in the

records of the Office of the Recorder of Douglas County, State of Nevada.)

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder or remainders, rents, issues, and profits thereof.

TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said grantees and to their successors and assigns forever.

IN WITNESS WHEREOF, the grantors have executed this conveyance the day and year first above written.

*Steven C. Seelbinder*

STEVEN C. SEELBINDER

*Karan J. Seelbinder*

KARAN J. SEELBINDER

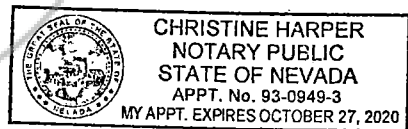
STATE OF NEVADA )

: ss.

CARSON CITY )

On August 21, 2019, personally appeared before me, a notary public, STEVEN C. SEELBINDER and KARAN J. SEELBINDER, personally known (or proved) to me to be the persons whose names are subscribed to the foregoing Grant, Bargain and Sale Deed, who acknowledged to me that they executed the foregoing document.

*Christine Harper*  
NOTARY PUBLIC



**State of Nevada Declaration of Value**

**1. Assessor Parcel Number(s):**

- a) 1420-28-310-026
- b)

**2. Type of Property:**

- a)  Vacant Land
- b)  Single Family Res.
- c)  Condo/Townhouse
- d)  2-4 Plex
- e)  Apartment Bldg.
- f)  Comm'l/Ind'l
- g)  Agricultural
- h)  Mobile Home
- i)  Other

**FOR RECORDER'S OPTIONAL USE ONLY**

Document/Instrument #: \_\_\_\_\_  
 Book: \_\_\_\_\_ Page: \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: Verified Trust - 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: \$ -0-

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7
- b. Explain Reason for Exemption: A transfer of title to a trust without consideration if a certificate of trust is presented at the time of transfer. See Affidavit of Certification of Trust.

**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 [Signature] Capacity Agent  
 Signature [Signature] Capacity Agent

**SELLER (GRANTOR) INFORMATION REQUIRED**

**BUYER (GRANTEE) INFORMATION REQUIRED**

Print Name: Steven C. Seelbinder and Karan J. Seelbinder Print Name: The Seelbinder Family Trust  
 Address: 2867 San Gabriel Drive Address: 2867 San Gabriel Drive  
 City: Minden City: Minden  
 State: NV Zip: 89423 State: NV Zip: 89426

**COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)**

Print Name: Allison MacKenzie, Ltd. Escrow #  
 Address: 402 North Division Street, P.O. Box 646  
 City: Carson City State: NV Zip: 89702