

A.P.N. 1420-28-215-002

WHEN RECORDED RETURN TO:

Timothy J. Riley, Esq.
Aguirre Riley, P.C.
427 West Plumb Lane
Reno, NV 89509

MAIL TAX STATEMENTS TO:

Raymond E. McLaughlin, Jr.
and Karen R. Bohn, Trustees
PO Box 1299
Carson City, NV 89702

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

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That RAYMOND E. McLAUGHLIN, JR. and KAREN R. BOHN, husband and wife as community property with right of survivorship, in consideration of the sum of \$10.00, receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey to RAYMOND E. McLAUGHLIN, JR. and KAREN R. BOHN, TRUSTEES OF THE McLAUGHLIN BOHN FAMILY 2018 TRUST, dated July 13, 2018, all the real property situate in the County of Douglas, State of Nevada, more particularly described as follows:

See Exhibit A attached hereto and made a part hereof.
(cka 2896 La Cresta Circle, Minden, Nevada)

Together with the tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

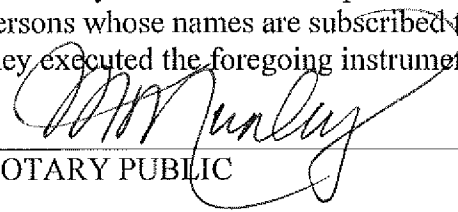
Witness our hands this 10 day of ~~August~~ ^{SEPTEMBER}, 2019.


RAYMOND E. McLAUGHLIN, JR.


KAREN R. BOHN

STATE OF NEVADA)
) ss.
COUNTY OF WASHOE)

On ~~August~~ ^{September} 10, 2019, before me, the undersigned, a Notary Public in and for said State, personally appeared RAYMOND E. McLAUGHLIN, JR. and KAREN R. BOHN, personally known to me or proved to me and 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 foregoing instrument.



NOTARY PUBLIC

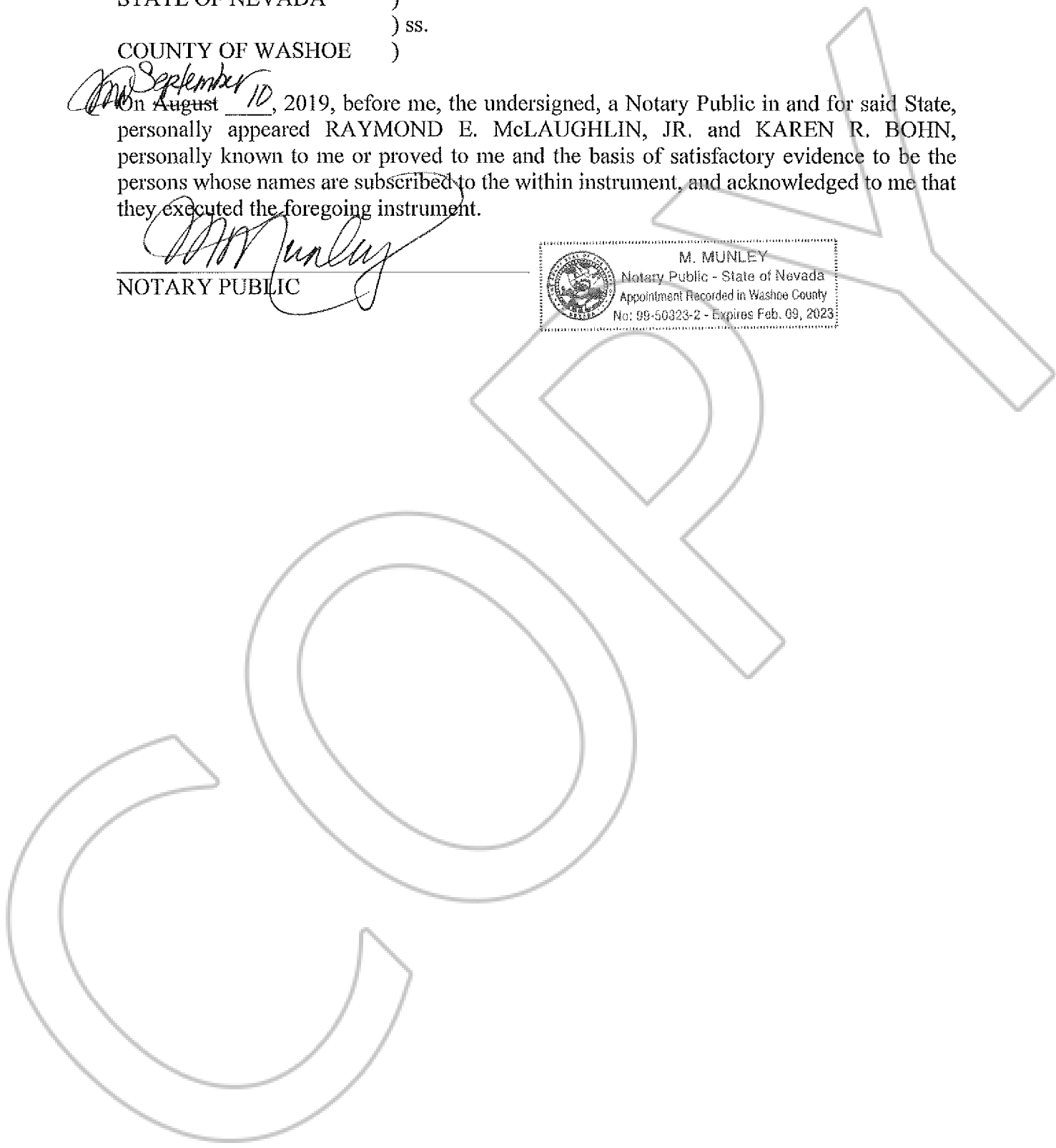
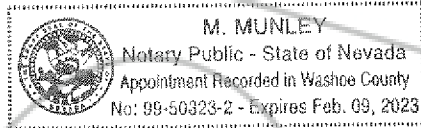
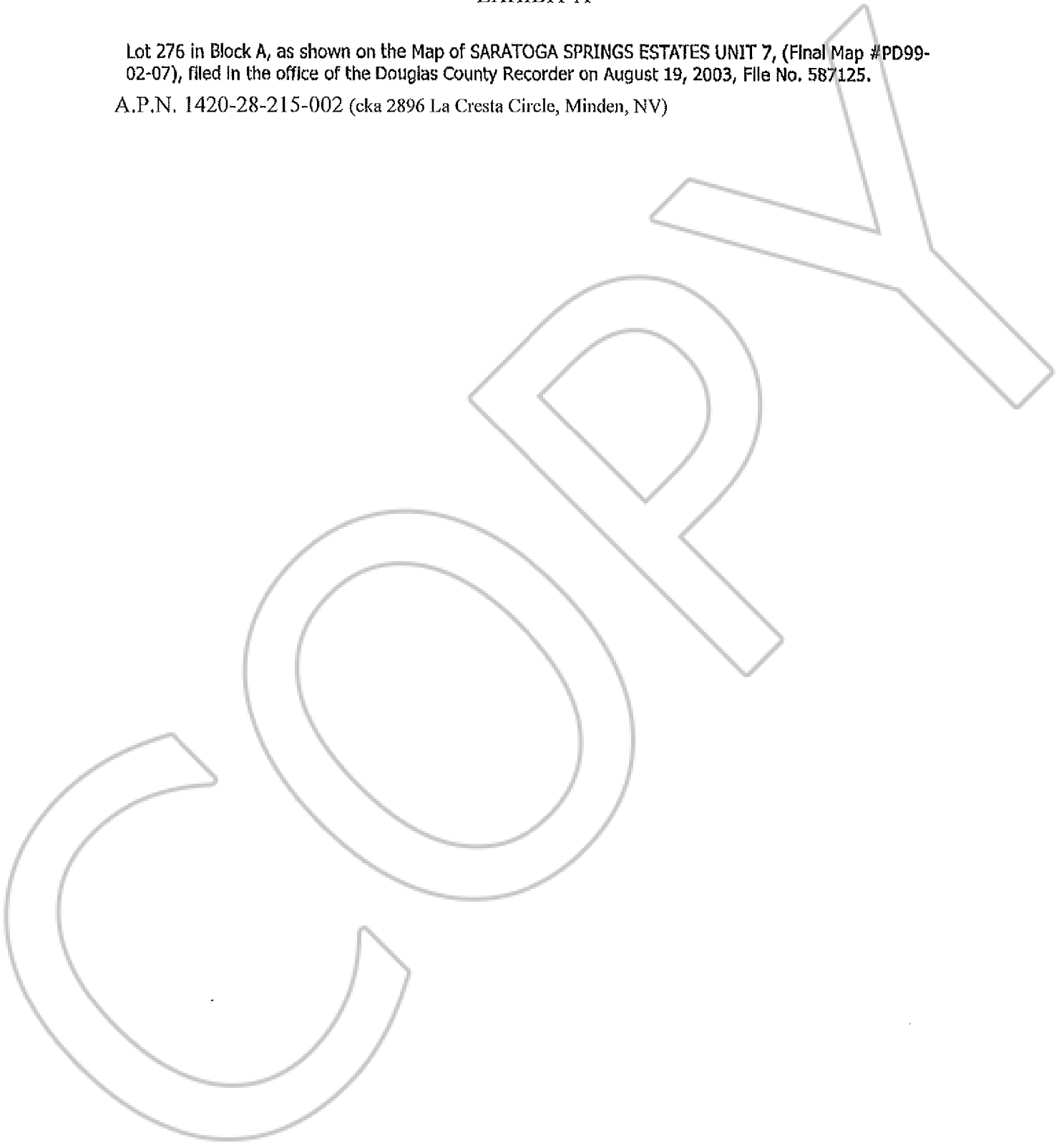


EXHIBIT A

Lot 276 in Block A, as shown on the Map of SARATOGA SPRINGS ESTATES UNIT 7, (Final Map #PD99-02-07), filed in the office of the Douglas County Recorder on August 19, 2003, File No. 587125.

A.P.N. 1420-28-215-002 (cka 2896 La Cresta Circle, Minden, NV)



STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1420-28-215-002
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|-----------------------------|--------------|--|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input checked="" type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Ptex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | Other | | |

FOR RECORDERS OPTIONAL USE ONLY
Notes: <u>Trust Ok BC</u>

3. Total Value/Sales Price of Property:

	\$ 0.00
Deed in Lieu of Foreclosure Only (value of property)	\$ 0.00
Transfer Tax Value:	\$ 0.00
Real Property Transfer Tax Due:	\$ 0.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7
- b. Explain Reason for Exemption: A transfer to a Trust, without consideration.

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 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 Representative
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Raymond E. McLaughlin Jr. & Karen R. Bohn
 Address: PO Box 1299
 City: Carson City
 State: NV Zip: 89702

BUYER (GRANTEE) INFORMATION

(REQUIRED) Raymond E. McLaughlin, Jr. & Karen R. Bohn, Trustees

Print Name: McLaughlin Bohn Family 2018 Trust
 Address: PO Box 1299
 City: Carson City
 State: NV Zip: 89702

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Aguirre Riley, P.C. Escrow # n/a
 Address: 427 West Plumb Lane
 City: Reno State: NV Zip: 89509

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)