



00101511201909379100050052

KAREN ELLISON, RECORDER

E07

Assessor's Parcel No:  
1318-03-111-052

Grantors declare:  
Documentary Transfer Tax is: \$.00  
When Recorded Mail To:  
(Tax Statements Same)

Mark & Antoinette Koffman  
P.O. Box 12164  
Zephyr Cove, NV 89448

**GRANT, BARGAIN AND SALE DEED**

**THIS INDENTURE WITNESSETH:** That for a valuable consideration, receipt of which is hereby acknowledged,

Mark Koffman and Antoinette Koffman, husband and wife

Doe(s) hereby **GRANT, BARGAIN, SELL, and CONVEY at no value to**

Mark A. Koffman and Antoinette Koffman, Trustees of the Koffman Family Trust dated February 2, 2006

All that certain property located and situated in the County of Douglas, State of Nevada, specifically described as follows:

See "Exhibit A" attached hereto and made a part hereof

WITNESS my hand this 29 day of OCTOBER, 2019

Mark Koffman  
Mark Koffman

Antoinette Koffman  
Antoinette Koffman

COPY

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

State of California

County of El Dorado

On 10/29/19, before me, C.M. Clymer, a notary public, personally appeared Mark Hoffman + Antonette Hoffman, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

WITNESS my hand and official seal.

Signature C.M. Clymer  
Name C.M. Clymer  
(typed or printed)



(Seal)

EXHIBIT "A"

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

PARCEL 1

Lot 121, as shown on the map of SKYLAND SUBDIVISION UNIT NO. 2, filed in the office of the County Recorder of Douglas County, Nevada, on July 22, 1959, as Document No. 14668, EXCEPTING THEREFROM that portion described as follows:

BEGINNING at the Southwest corner of Lot 121; thence Northwesterly along the Westerly line of said Lot 121 along a curve concave to the West with a radius of 125 feet, a central angle of  $01^{\circ}08'45''$ , an arc length of 2.50 feet; thence South  $88^{\circ}04'23''$  East, 46.69 feet to a point on the South line of Lot 121; thence along said South line South  $88^{\circ}51'35''$  West, 46.71 feet to the POINT OF BEGINNING.

PARCEL 2

All that portion of Lot 120, as shown on the map of SKYLAND SUBDIVISION UNIT NO. 2, filed in the office of the County Recorder of Douglas County, Nevada, on July 22, 1959, as Document No. 14668, being more particularly described as follows:

BEGINNING at the Northeast corner of Lot 120; thence along the Easterly line of said Lot 120, South  $08^{\circ}28'32''$  West, 2.50 feet; thence North  $88^{\circ}04'23''$  West, 46.07 feet to a point on the North line of Lot 120; thence along said North line North  $88^{\circ}51'35''$  East, 46.42 feet to the POINT OF BEGINNING.

PARCEL 3

The right of access over Lots 32 and 33; as shown on the filed map referred to herein as reserved in the Deed from Stockton Garden Homes, Inc., a California Corporation to Skyland Water Co., a Nevada Corporation, recorded February 5, 1960, in Book 1 of Official Records at Page 268 as Document No. 15573, Official Records of Douglas County, Nevada.

NOTE: The above metes and bounds description appeared previously in that certain Grant, Bargain and Sale Deed recorded in the office of the County Recorder of Douglas County, Nevada on September 29, 2003, in Book 903, page 16724 as Document No. 591758 of Official Records.

APN: 1318-03-111-052

State Of Nevada  
Declaration Of Value

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument #: \_\_\_\_\_

Book: \_\_\_\_\_ Page: \_\_\_\_\_

Date of Recording: \_\_\_\_\_

Notes: Vertical Trust

1. Assessor Parcel Number(s)

- a) 1318-03-111-052
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

2. Type of Property:

- a) \_\_\_\_\_ Vacant Land
- b) **XX** 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:

3. Total Value/Sales Price of Property: \$ .00  
 Deed in Lieu of Foreclosure Only (value of property): \$ .00  
 Transfer Tax Value: \$ .00  
 Real Property Transfer Tax Due: \$ .00

3. If Exemption Claimed:

Transfer Tax Exemption : #7  
 Explain Reason for Exemption: Transfer to Trust WITHOUT CONSIDERATION

1. 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 Mark A. Koffman  
 Signature Antoinette Koffman

Capacity Buyer / Owner  
 Capacity Buyer / Owner

SELLER (GRANTOR) INFORMATION  
REQUIRED

Print Name: Mark & Antoinette Koffman

Address: 611 Alpine Drive  
 City: South Lake Tahoe  
 State: CA Zip: 96150

BUYER (GRANTEE) INFORMATION  
REQUIRED

Print Name: Mark A. & Antoinette Koffman, Trustees  
 Address: 611 Alpine Drive  
 City: South Lake Tahoe  
 State: CA Zip: 96150

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

Print Name:  
 Address:  
 City: State: Zip:

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)