

DOUGLAS COUNTY, NV **2019-939195**
RPTT:\$990.60 Rec:\$35.00
\$1,025.60 Pgs=4 **12/06/2019 03:22 PM**
FIRST AMERICAN TITLE INSURANCE COMPANY
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Frank A. Lucero and Rosa R. Lucero, Trustees of the
Lucero Family Trust
23 Scott Street
Gardnerville, NV 89410

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 1906398-RLT

The undersigned hereby affirms that this document
submitted for recording does not contain the social
security number of any person or persons.

(Pursuant to NRS 239b.030)

APN No.: 1121-05-515-040
R.P.T.T. \$ 990.60

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Michelene R. Pease, Trustee of The Michelene R. Pease Trust dated 8-12-04

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Frank A. Lucero and Rosa R. Lucero, Trustees of the Lucero Family Trust , dated 1/18/2016

all that real property situated in the County of Douglas, State of Nevada, described as follows:
SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Michelene R. Pease, Trustee of The
Michelene R. Pease Trust dated 8-12-04

Michelene R. Pease
By: Michelene R. Pease

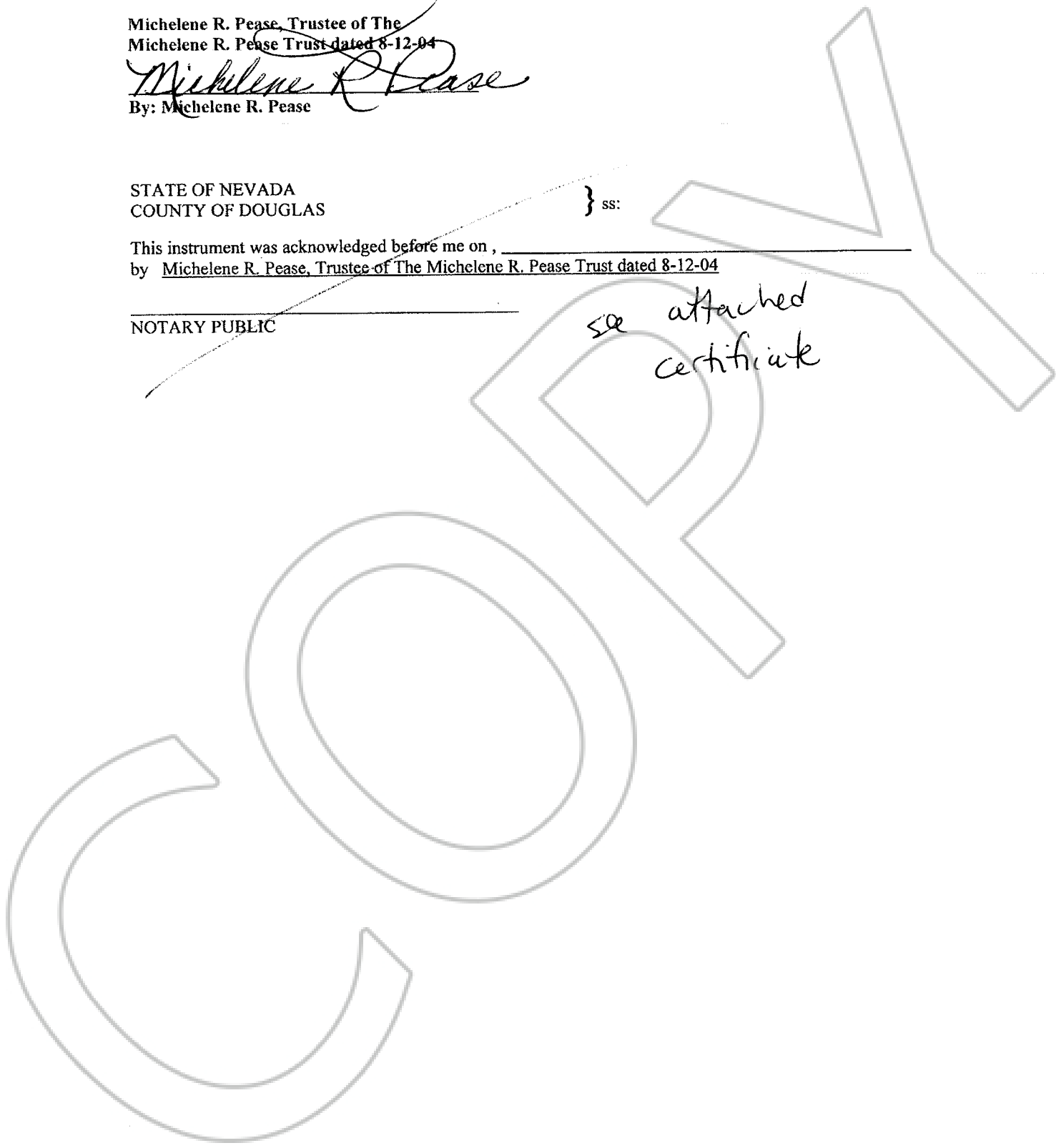
STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on , _____
by Michelene R. Pease, Trustee of The Michelene R. Pease Trust dated 8-12-04

NOTARY PUBLIC

*see attached
certificate*



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

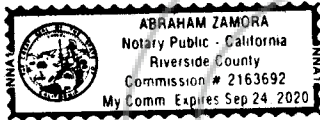
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Riverside)
On 12/03/19 before me, Abraham Zamora, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Michelene R. Pease
Name(s) of Signer(s)

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 [Handwritten Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Grant, Bargain, Sale Deed Document Date: none
Number of Pages: 03 Signer(s) Other Than Named Above: none

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____



First American Title

ISSUED BY

First American Title Insurance Company

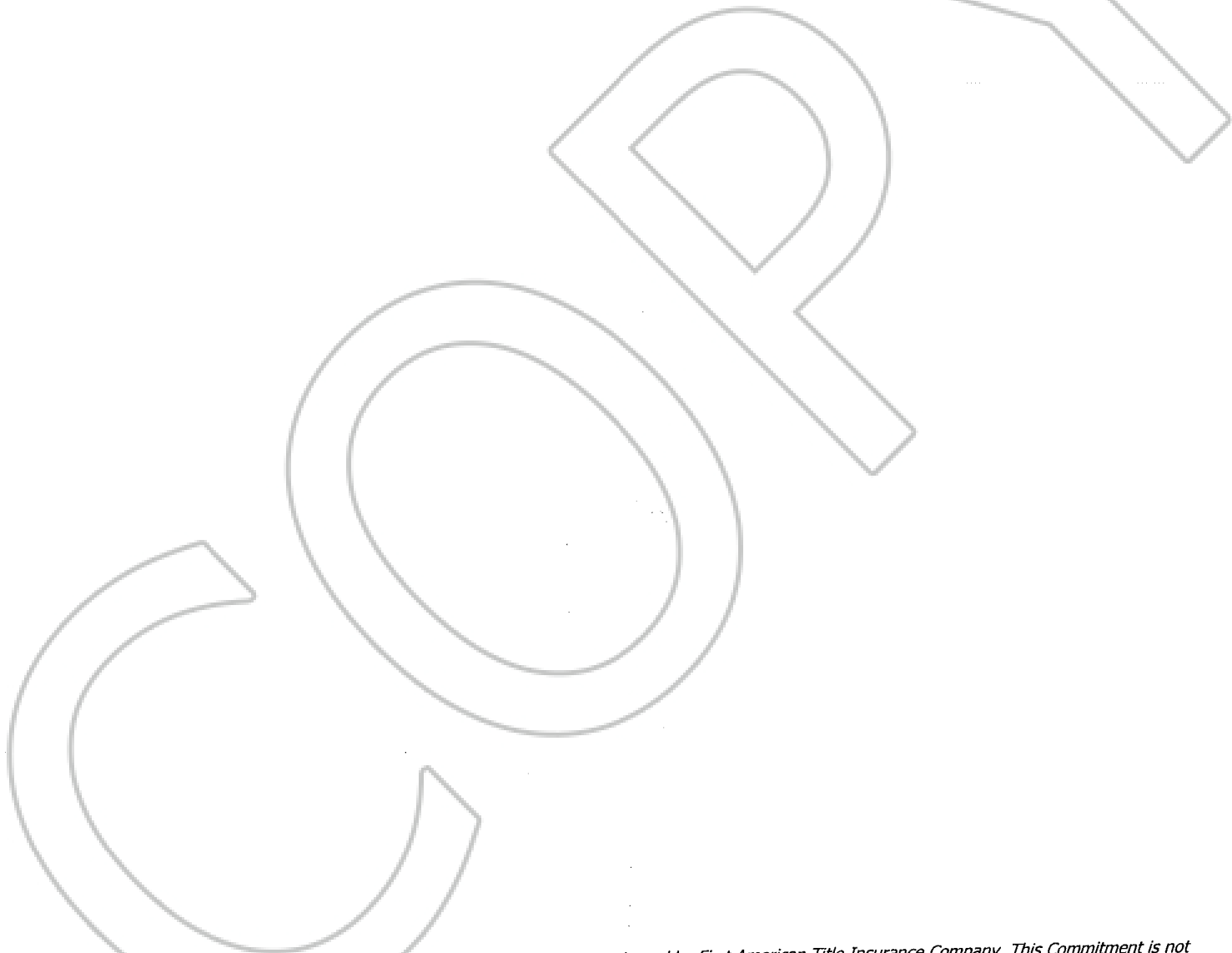
Exhibit A

File No: 9015-2577374

Issuing Office File Number: 01906398 020 RLT

The land referred to herein below is situated in the County of Douglas, State of Nevada, and described as follows:

LOT 165, AS SET FORTH ON THE RECORD OF SURVEY FOR PINE VIEW DEVELOPMENT, UNIT NO. 5, FILED FOR RECORD IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON JULY 26, 2004, IN BOOK 0704, PAGE 10502, AS DOCUMENT NO. 619666.



This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1121-05-515-040
 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: _____ | |

3. a. Total Value/Sales Price of Property: \$ 254,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 254,000.00
 d. Real Property Transfer Tax Due: \$ 990.60

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

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

Signature Micheline Pease Capacity Seller, Trustee for
 Signature _____ Capacity _____

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

Print Name: Micheline R. Pease, Trustee of The
Micheline R. Pease Trust dated 8-12-04
 Address: 13604 Chapparal Trail
 City: Yucaipa
 State: CA Zip: 92399

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

Print Name: Frank A. Lucero and Rosa R. Lucero,
Trustees of the Lucero Family Trust
 Address: 2350th St
 City: Winters
 State: CA Zip: 95694 91410

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow No.: 01906398-020-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

10 First American Title Co.
2500 Paseo Verde Pkwy #120
Henderson, NV 89074