

A.P.N. 1320-33-401-010
File No: (
R.P.T.T.: \$0 #7



When Recorded Mail To/Mail Tax Statements To:

Louise Manoukian
1155 Autumn Hills Road
Gardnerville, NV 89460

GRANT, BARGAIN and SALE DEED

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

Jacqueline M. Manoukian, an unmarried woman

Do(es) hereby GRANT, BARGAIN and SELL to

Louise Marie Manoukian, successor Trustee of the Noel Edwin Manoukian and Louise Marie Manoukian 1994 Family Trust dated November 10, 1994

the real property situated in the County of Douglas, State of Nevada, described as follows:

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

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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

Jacqueline M. Manoukian

State of Florida }
 }ss.
County of ~~Oscoda~~ Lake

This instrument was acknowledged before me on the 27th day of February 2020, by Jacqueline M. Manoukian, personally known to me or proved to me on the basis of satisfactory evidence to be the person who appeared before me.

Notary Public

Area for Official Notarial Seal:

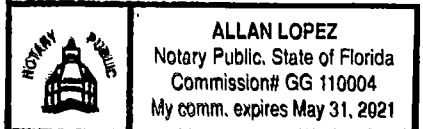


EXHIBIT "A"

A parcel of land situated in the Town of Gardnerville, County of Douglas, State of Nevada, being a portion of the Southeast 1/4 of Section 32 and the Southwest 1/4 of Section 33, Township 13, North, Range 20 East, M. D. B. & M., more particularly described as follows, to-wit:

Parcel B as shown on the parcel map for NOEL MANOUKIAN recorded in the office of the County Recorder, Douglas County, Nevada on March 3, 1989, Bool 389, Page 334, as Document No. 197455.

A Portion of Old A.P.N 25-323-01

NOW: A. P. N. 1320-33-401-010

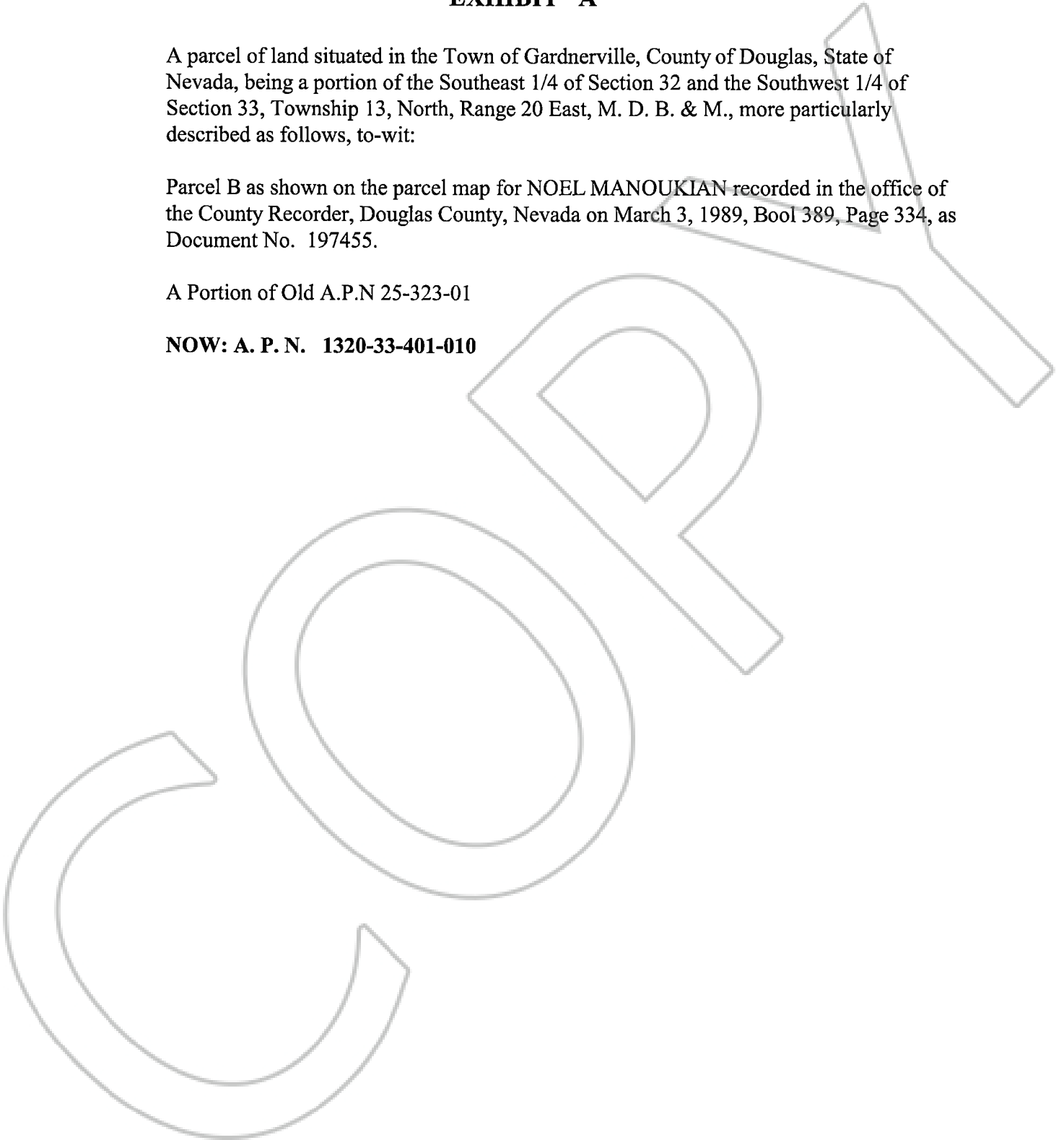
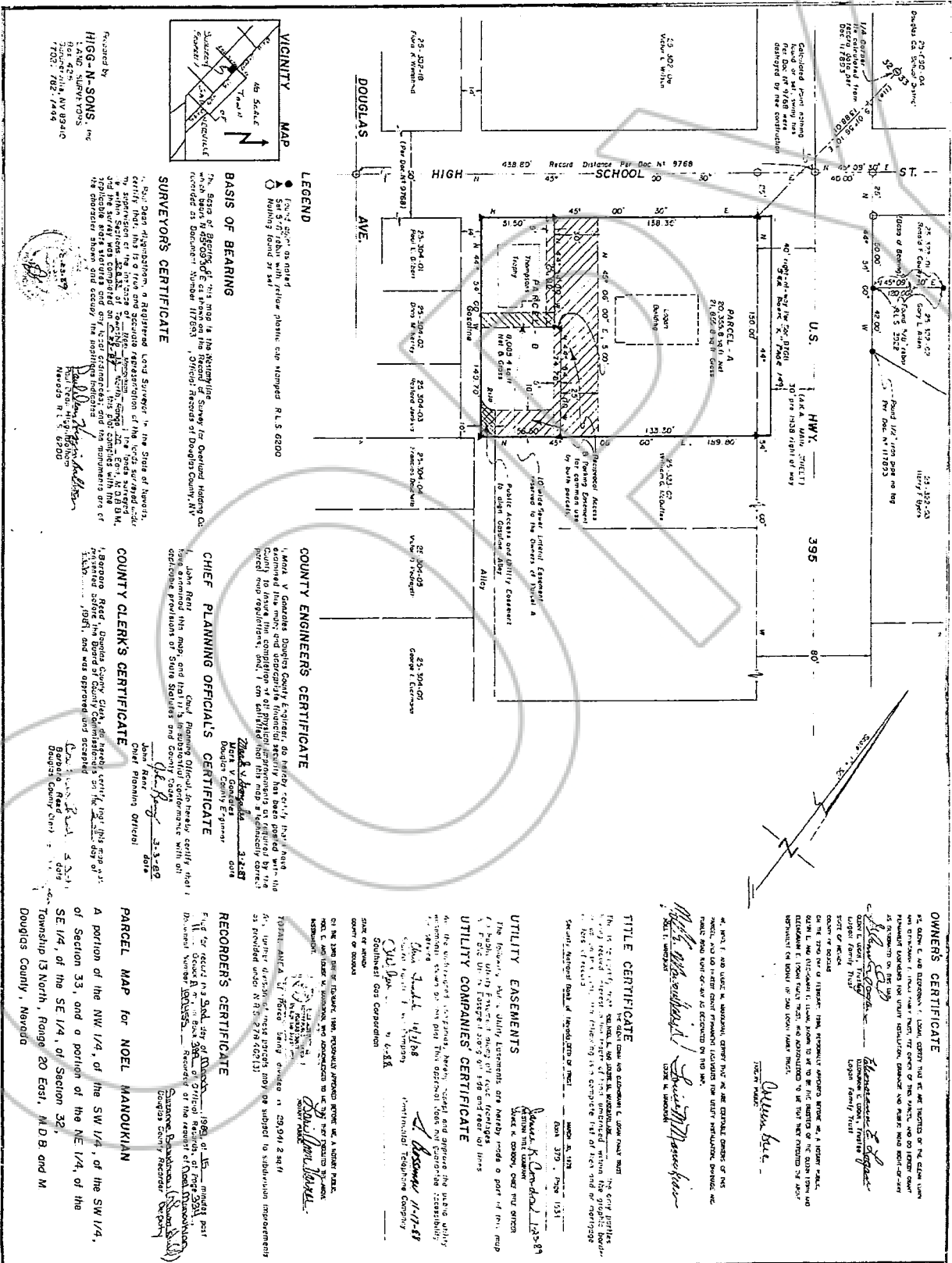


EXHIBIT "B"



MANOUKIAN, NOEL - DOCUMENT #191455 32-13-20 Dec 1974

MANOUKIAN

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1320-33-401-010
 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: <u>Trust OK - J</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: Transfer to Trust Without Consideration

5. Partial Interest: Percentage being transferred: 100.00 %

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 Jacqueline M. Manoukian Capacity _____ Grantor
 Signature _____ Capacity _____ Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Jacqueline M. Manoukian
 Address: 1466 Hwy 395 North
 City: Gardnerville
 State: Nevada Zip: 89410

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Louise Marie Manoukian, Trustee
 Address: 1155 Autum Hills Road
 City: Gardnerville
 State: Nevada Zip: 89460

COMPANY/PERSON REQUESTING RECORDING
 (required if not the seller or buyer)
 Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____
 (AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)