DOUGLAS COUNTY, NV

2020-944426

RPTT:\$2661.75 Rec:\$40.00 \$2,701.75 Pgs=3

04/07/2020 02:48 PM

SIGNATURE TITLE - ZEPHYR COVE

KAREN ELLISON, RECORDER

APN: A portion of 1419-04-002-001

RECORDING REQUESTED BY: SIGNATURE TITLE COMPANY LLC 212 ELKS POINT ROAD, SUITE 445, PO BOX 10297 ZEPHYR COVE, NV 89448

MAIL RECORDABLE DOCS AND Tax Statements to: Todd Kaufman PO Box 10655 Zephyr Cove, NV 89448

ESCROW NO: 11000785-JML

RPTT: \$ 2,661.75

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITHESSETH: That Clear Creek Residential LLC, a Delaware Limited Liability Company

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell, and Convey to:

Todd Kaufman and Jill Kaufman, Trustees of The Kaufman Family Trust created on December 16, 1993, amended and restated on December 31, 2017

all that real property situated in the City of Carson City, County of Douglas, State of Nevada, described as follows:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

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

Clear Creek Residential LLC, A Delaware Limited Liability Company	
By: Leisha Ehlert, Authorized Representative Devid Arnou	
STATE OF NEVADA DOUGIAS } ss:	
This instrument was acknowledged before me on April 3rd 2	2020
by David Arnow	- \-
Hamaly Smith (seal)	HANNAH P SMITH Notary ID #132238835 My Commission Expires
	November 5, 2023

NvGrbasd

EXHIBIT A

Legal Description

Parcel 1

Lot 50 of CLEAR CREEK TAHOE-PHASE 3A, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on March 23, 2020, as File No. <u>243845</u>, Official Records.

Parcel 2

Easements granted in that certain Master Declaration of Covenants, Conditions, and Restrictions and Reservations of Easements for Clear Creek Tahoe, recorded September 27, 2016, as Document No. 2016-888265, Official Records. And Amendments thereto recorded as document numbers 890755, 902099, and 916465.

APN: A portion of 1419-04-002-001



STATE OF NEVADA DECLARATION OF VALUE FORM

1.	Aşsessor Parcel Numb	er(s)				/\
a.	A partise of	<u> ነዛ</u>	19-04-002.	-001		\ \
b.						\ \
C.			nye-roden tikik nye Protei Belgin ya refe dilikinya, naranan nari warnasanna yasasan wasasa asa, cac			\ \
d.						\ \
2.	Type of Property:					
a.	x Vacant Land	b. □	Single Fam. Res	1.0.		IS OPTIONAL USE ONLY
C.	☐ Condo/Twnhse	d. 🗖	2-4 Plex	B∞		Page
e.	☐ Apt. Bldg	f. 🗆	Comm'l/Ind'l		of Recording	:
g.	☐ Agricultural	h. 🛘	Mobile Home	Note	es:	
i.	Other			e		
3. a.	Total Value/Sales Price	of Prope	rtv:	s	682,	5W-
b.	Deed in Lieu of Forecto	-	- AF		~ \	
C.	Transfer Tax Value	•		/ s	682.	SW-
d.	Real Property Transfer	Tax Due:		\$	2 661	
4.	If Exemption Claimed					
٠.			er NRS 375.090, S	ection		
	b. Explain Reason for			echon	_/ /	
	o. Explain Hoddoll II	or Exempt				
5.	Partial Interest: Percer	ntage hein	n transferred:	9/0	den de tibre de la come tibra estat a traditión en la planta qui de en en en per	en en en en en en en enementation en
375.110 by docu that dis	 that the information pro umentation if called upon allowance of any claimed 	ovided is a to substa d exemption	correct to the best of antiate the information, or other determined	of their information provided ination of ac	mation and bei I herein. Furth Iditional tax du	NRS 375.060 and NRS ief, and can be supported ermore, the parties agree ie, may result in a penalty Buyer and Seller shall be
jointly a	and severally liable for an	y addition	nal amount owed.	idir (O 14110	070.000, 1110	buyer and celler shall be
Signat	hura I	7	1	Canadity	Gentre	A some be
•			A CONTRACTOR OF THE PROPERTY O	Capacity	-Grantor 💚	-AMM
Signat		ua, Thus	tu	_ Capacity	Grantee	······································
	SELLER (GRANTOR) IN		TION	BUYE	R (GRANTEE) INFORMATION
	(REQUIRE	•1			(REQUI	•
	Name: Clear Creek Resi		•			Family Trust created
Delaw	rare Limited Liabiltiy Com	пралу				nended and restated on
Addre	ss: 199 Old Clear Creek	Road		December 31 Address: 6	1, 2017 25 Freel Dr	ive
	Clear Creek	The Real Property lies, the Parks	L W. A. P. N. Schill & "Minerals milesole milesole	City: Zeph	~~~	
P. V. Lander - Additional	NV Zip: 89705			State: NZip:	89448	$9799\%\%\%\% \sim 36.4\% + 56\%\%\% + 56\%\% + 56\%\%\% + 56\%\% + $
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