

A.P.N.: 1220-13-801-037  
File No:  
R.P.T.T.: \$0 #7



KAREN ELLISON, RECORDER

E07

When Recorded Mail To: Mail Tax Statements To:  
Hawker Revocable Living Trust & The Michael K. Lawton  
Revocable Living Trust  
983 Farrier Court  
Gardnerville, NV 89410

***GRANT, BARGAIN and SALE DEED***

*FOR A VALUABLE CONSIDERATION*, receipt of which is hereby acknowledged,

Jennifer Lynn Hawker, an unmarried woman and Michael K. Lawton, an unmarried man, as joint tenants with right of survivorship

do(es) hereby *GRANT, BARGAIN and SELL* to

Jennifer Lynn Hawker, Trustee of the Jennifer Lynn Hawker Revocable Living Trust dated July 30, 2018, as to an undivided 60% interest, and Michael K. Lawton, Trustee of The Michael K. Lawton Revocable Living Trust dated March 20, 2017, as to a 40% undivided interest, as tenants in common

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

**PARCEL 15-D-2, AS SHOWN ON PARCEL MAP NO. 1 FOR RAYMOND M. SMITH AND SCOTT M. SMITH, LINE., A NEVADA CORPORATION RECORDED IN THE OFFICE OF THE COUNTY RECORDER ON JULY 18, 1994, IN BOOK 794, PAGE 2457 AS DOCUMENT NO. 342033. OFFICIAL RECORDS.**

*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.

Subject to

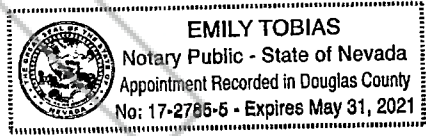
1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Date: 03/12/2020

Jennifer Lynn Hawker  
Jennifer Lynn Hawker  
Michael K. Lawton  
Michael K. Lawton

STATE OF **NEVADA** )  
 )  
COUNTY OF **DOUGLAS** )  
 )  
:SS.

This instrument was acknowledged before me on this:  
2 day of April, 2020



By: **Jennifer Lynn Hawker and Michael K. Lawton**

By: Emily Tobias Its: \_\_\_\_\_

Notary Public  
(My commission expires: 5/31/21)

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-13-801-037
- 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	
Book _____	Page: _____
Date of Recording: _____	
Notes: <u>Verified Trusts - J</u>	

- 3. a) Total Value/Sales Price of Property: \$0.00
- b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )
- c) Transfer Tax Value: \$0.00
- d) Real Property Transfer Tax Due \$0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: #7
- b. Explain reason for exemption: Into Trust for no consideration

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: J Hawker

Capacity: grantee

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Print Name: Jennifer Lynn Hawker and Michael K. Lawton

Address: 983 Farrier Court

City: Gardnerville

State: NV Zip: 89410

Print Name: Hawker Revocable Living Trust & The Michael K. Lawton Revocable Living T

Address: 983 Farrier Court

City: Gardnerville

State: NV Zip: 89410

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**

Print Name: \_\_\_\_\_ File Number: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)