

DOUGLAS COUNTY, NV

2020-945541

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

05/04/2020 11:27 AM

ETRCO

KAREN ELLISON, RECORDER

E07

APN#: 1220-09-710-051

RPTT: \$0.00 Exempt #7

Recording Requested By:

Western Title Company

Escrow No.: 114499-ARJ

When Recorded Mail To:

John C. Evans and Nancy K. Evans

1303 Cedar Creek Circle

Gardnerville, NV 89460

Mail Tax Statements to: (deeds only)

Same as Above

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

(Per NRS 239B.030)

Signature

Anu Jansse

Escrow Officer

Grant, Bargain, and Sale Deed

**This document is being
recorded as an
accommodation only.**

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

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

John C. Evans and Nancy K. Evans, Husband and Wife as Joint Tenants with Right of Survivorship

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

John Claude Evans and Nancy Kay Evans, Trustees of the Evans Family Trust, dated September 17, 2019, and any amendments thereto

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Gardnerville, County of Douglas State of Nevada bounded and described as follows:

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

Lot 57, as set forth on that certain Final Map PD 04-009 for Cedar Creek, a Planned Development, filed for record on March 9, 2006 in Book 0306 at Page 3246, as Document No. 669544 of Official Records.

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

Dated: 04/24/2020

John C. Evans
John C. Evans, Trustee

Nancy K. Evans
Nancy K. Evans, Trustee

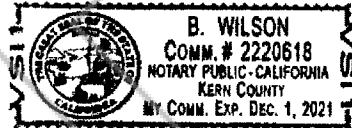
STATE OF CA

COUNTY OF Kern } ss

This instrument was acknowledged before me on

April 27, 2020

By John C. Evans and Nancy K. Evans.



B. Wilson
Notary Public

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)
a) 1220-09-710-051

2. Type of Property:
 a) Vacant Land
 c) Condo/Twnhse
 e) Apt. Bldg
 g) Agricultural
 i) Other _____
 b) Single Fam. Res.
 d) 2-4 Plex
 f) Comm'l/Ind'l
 h) Mobile Home

FOR RECORDERS OPTIONAL USE ONLY NOTES: <u>Verified Trust - JS</u>
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3. Total Value/Sales Price of Property: \$0.00
 Deed in Lieu of Foreclosure Only (value of property) (
 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: Individual to Trust without consideration

5. 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 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 [Signature] Capacity OWNER
 ✓ Signature [Signature] Capacity Owner

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

Print Name: John C. Evans and Nancy K. Evans

Address: 1303 Cedar Creek Circle
 City: Gardnerville
 State: NV Zip: 89460

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

Print Name: John Claude Evans and Nancy Kay Evans, Trustees of the Evans Family Trust, dated September 17, 2019, and any amendments thereto

Address: 1303 Cedar Creek Circle
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC, On behalf of Western Title Company

Esc. #: 114499-ARJ

Address: Douglas Office
1362 Highway 395, Ste. 109
 City/State/Zip: Gardnerville, NV 89410

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