

DOUGLAS COUNTY, NV

2020-946376

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3


05/20/2020 02:24 PM

ANDERSON, DORN, & RADER, LTD.

KAREN ELLISON, RECORDER

E07

This document does not contain a social security number.


Lisa Vaclavicek

APN: 1220-21-510-239

RECORDING REQUESTED BY:

Anderson, Dorn & Rader, Ltd.
500 Damonte Ranch Parkway, Suite 860
Reno, Nevada 89521

AFTER RECORDING MAIL TO:

Anderson, Dorn & Rader, Ltd.
500 Damonte Ranch Parkway, Suite 860
Reno, Nevada 89521

MAIL TAX STATEMENT TO:

JASON ALLEN LOCOCO, Trustee
THE JASON ALLEN LOCOCO TRUST AGREEMENT
P.O. Box 636
Minden, NV 89423

RPTT: \$0.00 Exempt (7)

Exempt (7): A transfer of title to or from a trust, if the transfer is made without consideration.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT,

JASON ALLEN LOCOCO, who took title as
JASON ALLEN LOCOCO and MORGAN LEIALOHA BRANTNER,
husband and wife, as Joint Tenants with Right of Survivorship

For NO consideration, does hereby Grant, Bargain, Sell and Convey unto:

JASON ALLEN LOCOCO, Trustee,
or his successors in trust, under The JASON ALLEN LOCOCO TRUST
AGREEMENT, dated March 30, 2017, and any amendments thereto.

as to an individed one-half interest

ALL his 50% interest in that real property situated in the County of Douglas, State of Nevada, more particularly described in Exhibit "A," attached hereto and incorporated herein, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues of profits thereof.

Subject To: 1. Taxes for the Current fiscal year, paid current
2. Restrictions, Reservations, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.


WITNESS my hand, this 20th day of May, 2020.



JASON ALLEN LOCOCO

STATE OF NEVADA }
 } ss:
COUNTY OF WASHOE }

This instrument was acknowledged before me, this 20th day of May, 2020, by JASON ALLEN LOCOCO.



Notary Public

 SARA-LEE OLIVER
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 19-4701-02 - Expires December 1, 2023

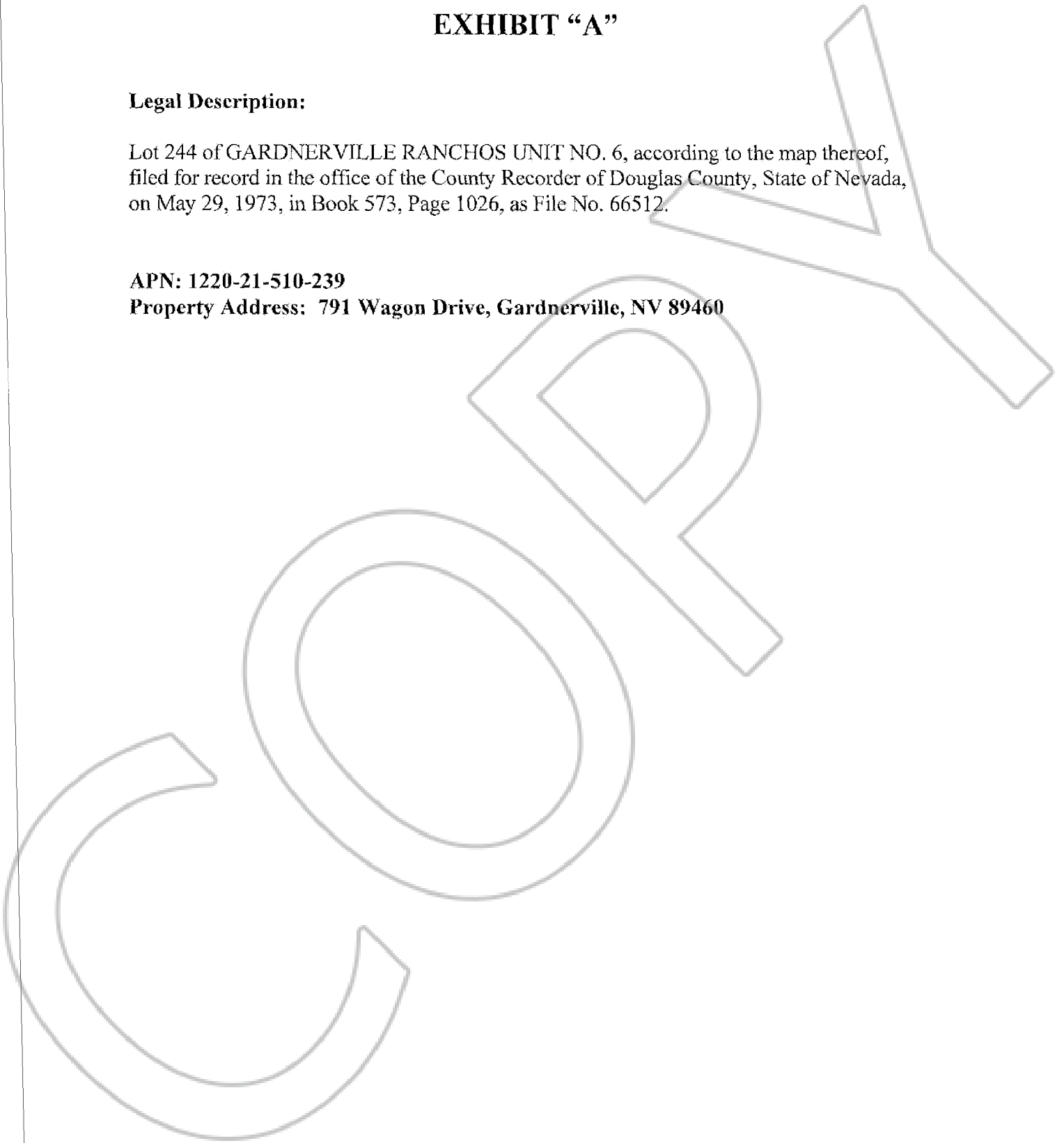
EXHIBIT "A"

Legal Description:

Lot 244 of GARDNERVILLE RANCHOS UNIT NO. 6, according to the map thereof, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on May 29, 1973, in Book 573, Page 1026, as File No. 66512.

APN: 1220-21-510-239

Property Address: 791 Wagon Drive, Gardnerville, NV 89460



STATE OF NEVADA
DECLARATION OF VALUE

- 1. Assessor Parcel Number(s)
 - a) 1220-21-510-239
 - 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: 5/20/20 Trust Ok~A.B.

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

- 4. If Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.090, Section # 7
 - b. Explain Reason for Exemption: A transfer to/from a trust, made 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 _____ Capacity _____ Grantor

Signature _____ Capacity _____ Grantor

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

JASON ALLEN LOCCOC
 Print Name: MORGAN LEIALOHA BRANTNER
 Address: P.O. Box 636
 City: Minden
 State: NV Zip: 89423

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

THE JASON ALLEN LOCOCO TRUST
 Print Name: AGREEMENT
 Address: P.O. Box 636
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Anderson, Dorn & Rader, Ltd. Escrow # _____
 Address: 500 Damonte Ranch Pkwy, Suite 860
 City: Reno State: NV Zip: 89521

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