



KAREN ELLISON, RECORDER E07

**WHEN RECORDED MAIL TO:**  
THOMAS W. MAZZERA  
MAZZERA, SNYDER & DE MARTINI, APC  
6735 Herndon Place, Suite A  
Stockton, CA 95219

**MAIL TAX STATEMENTS TO:**  
Jesus Ignacio Recondo  
Jacqueline Marie Cubiburu  
1700 Park Oak Drive  
Roseville, California 95661

**TRUST TRANSFER DEED**

**GRANT DEED** (Excluded from Reappraisal Under Proposition 13, i.e. Calif.Const. Art 13A §1 et seq.)

The undersigned Grantor(s) declare(s) under penalty of perjury that the following is true and correct:  
**THERE IS NO CONSIDERATION FOR THIS TRANSFER.**

Documentary Transfer tax is \$ -0-

- Computed on full value of property conveyed, or  computed on full value less value of liens and encumbrances remaining at time of sale or transfer.
- There is no Documentary transfer tax due. (state reason or give Code § or Ordinance #) **NRS 375.090 Section 7**
- Unincorporated area:  City of \_\_\_\_\_ and \_\_\_\_\_
- This is a Trust Transfer under §62 of the Revenue and Taxation Code and Grantor(s) has (have) checked the applicable exclusion:
- Transfer to a revocable trust;
- Transfer to a short-term trust not exceeding 12 years with trustor holding the reversion;
- Transfer to a trust where the trustor or the trustor's spouse is the sole beneficiary;
- Change of trustee holding title;
- Transfer from trust to trustor or trustor's spouse where prior transfer to trust was excluded from reappraisal and for a valuable consideration, receipt of which is acknowledged.
- Other: Transfer to a revocable trust from original owners

**GRANTORS:** Jesus I. Recondo, a married man as his sole and separate property,

**GRANTS** to Jesus Ignacio Recondo and Jacqueline Marie Cubiburu, Trustees of the Jesus Ignacio Recondo and Jacqueline Marie Cubiburu Revocable Trust dated June 27, 2020, all right, title and interest in and to the following-described real property in the County of Douglas, State of Nevada, and more particularly described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO**

Commonly known as 1143 Centerville Lane, GEN/CWS/MOSQ, Nevada  
APN: 1220-08-802-016

Dated: June 27, 2020

  
\_\_\_\_\_  
JESUS I. RECONDO

## Exhibit A

A PARCEL SITUATE IN THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 8, TOWNSHIP 12 NORTH, RANGE 20 EAST, M.D.B. & M., DESCRIBED AS FOLLOWS:

LOT 3, AS SET FORTH ON THAT CERTAIN AMENDED PARCEL MAP RECORDED FEBRUARY 16, 1977, AS DOCUMENT NO. 06989, IN BOOK 277, PAGE 817, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

TOGETHER WITH A PORTION OF THAT LAND AS DESCRIBED IN SAID DOCUMENT NUMBER 21603, LYING WITHIN THE BOUNDARIES OF LOT 3, AS SHOWN ON SAID MAP AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF AFORESAID SECTION 8, AS SHOWN ON SAID MAP;

THENCE ALONG THE SOUTH LINE OF SAID SECTION NORTH, 89°59'02" WEST, A DISTANCE OF 528.39 FEET TO A POINT WHICH LIES 792 FEET EAST OF THE WEST LINE OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION 8;

THENCE ALONG A LINE PARALLEL TO SAID WEST LINE NORTH 00°37'50" WEST, A DISTANCE OF 60.00 FEET TO THE NORTH LINE OF THAT PARCEL DESCRIBED IN THE DEED TO JAMES M. HICKEY, RECORDED CONCURRENTLY HEREWITH, WHICH POINT IS THE TRUE POINT OF BEGINNING;

THENCE CONTINUING ALONG SAID PARALLEL LINE NORTH 00°37'50" WEST, A DISTANCE OF 447.73 FEET TO THE NORTH LINE OF SAID LOT 3;

THENCE ALONG SAID LINE SOUTH, 89°06'00" EAST, A DISTANCE OF 24.84 FEET TO THE NORTHEAST CORNER OF SAID LOT 3;

THENCE ALONG THE EAST LINE OF LOT 3 SOUTH 00°37'50" EAST, A DISTANCE OF 447-35 FEET TO THE NORTH LINE OF SAID DOUGLAS COUNTY PARCEL;

THENCE ALONG SAID LINE NORTH 89°59'02" WEST, A DISTANCE OF 24.84 FEET.

TOGETHER WITH A 20 FOOT RIGHT-OF-WAY EASEMENT OVER AND ACROSS THE NORTH PORTIONS OF LOTS 1 AND 2, AS SET FORTH ON SAID PARCEL MAP.

EXCEPTIONS THEREFROM THAT PORTION THAT LIES WITHIN THE BOUNDARIES OF PLEASANTVIEW DRIVE.

NOTE: THE ABOVE METES AND BOUNDS DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED JULY 16, 2003, IN BOOK 703, PAGE 7130, AS INSTRUMENT NO, 583416.

Also commonly known as 1143 Centerville Lane, GEN/CWS/MOSQ, Nevada  
APN: 1220-08-802-016

**ACKNOWLEDGMENT BY NOTARY PUBLIC**

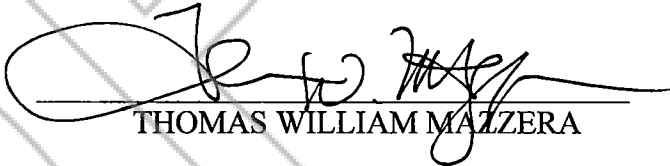
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

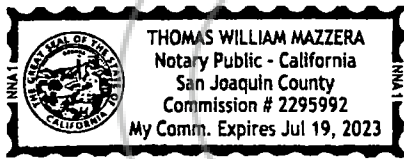
STATE OF CALIFORNIA            )  
  ) ss.  
COUNTY OF SAN JOAQUIN    )

On June 27, 2020 before me, Thomas William Mazzer, a notary public, personally appeared Jesus I. Recondo, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

  
THOMAS WILLIAM MAZZERA



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1220-08-802-016  
 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: <u>7/13/20</u>	
NOTES: <u>Verified Deed ~ AS</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 a revocable trust by original owners without consideration.

5. Partial Interest: Percentage being transferred: 100.0 %

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 Attorney  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: Jesus I. Recono  
 Address: 1700 Park Oak Drive  
 City: Roseville  
 State: CA Zip: 95661

Print Name: Jesus Ignacio Recondo & Jacqueline Marie Cubiburu  
 Address: 1700 Park Oak Drive  
 City: Roseville  
 State: CA Zip: 95661

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Thomas W. Mazzera, Attorney Escrow # \_\_\_\_\_  
 Address: 6735 Herndon Place, Suite A  
 City: Stockton State: CA Zip: 95219

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