

APN 1220-21-610-229

DOUGLAS COUNTY, NV

2020-951337

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=2

08/25/2020 12:21 PM

KAEMPFER CROWELL

KAREN ELLISON, RECORDER

E07

**GRANTEES:**

JERRY P. BLAIR and  
JULIA A. BLAIR, Trustees  
BLAIR FAMILY TRUST dated October 17, 2002  
902 Vista Park Drive  
Carson City, NV 89705

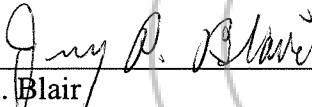
**RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:**

Steven E. Tackes, Esq.  
Kaempfer Crowell  
510 West Fourth Street  
Carson City, NV 89703

**MAIL TAX STATEMENTS TO:**

JERRY P. BLAIR and  
JULIA A. BLAIR, Trustees  
BLAIR FAMILY TRUST dated October 17, 2002  
902 Vista Park Drive  
Carson City, NV 89705

I affirm that this document submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030).

  
\_\_\_\_\_  
Jerry P. Blair

**GRANT, BARGAIN, AND SALE DEED**

THIS INDENTURE made this 24<sup>th</sup> day of August, 2020, between JERRY P. BLAIR and JULIA A. BLAIR, husband and wife, as joint tenants with right of survivorship and not as tenants in common, as Grantors and Party of the First Part; and JERRY P. BLAIR and JULIA A. BLAIR, Trustees, or their successor, under the BLAIR FAMILY TRUST dated October 17, 2002, and any amendments thereto, as Grantees and Party of the Second Part.

**WITNESSETH:**

That the said Party of the First Part, for no consideration, does by these presents Grant, Bargain, Sell, and Convey unto the said Party of the Second Part, as aforesaid, all of their interest in the following described certain real property and improvements situated in the County of Douglas, State of Nevada, and more particularly described as follows:

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

LOT 405, OF GARDNERVILLE RANCHOS UNIT NO. 6, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MAY 29, 1973, IN BOOK 573, PAGE 1026, AS FILE NO. 66512.

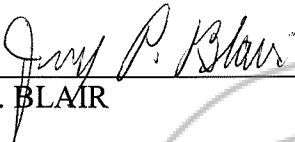
Subject to: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.


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

Commonly known as 1314 Yellow Jacket Lane, Gardnerville, NV 89460; APN 1220-21-610-229.

Legal description from Quitclaim Deed recorded April 16, 2020, as Document No. 2020-944817.

IN WITNESS WHEREOF, the Party of the First Part has caused this conveyance to be executed the day and year hereinabove first written.

  
\_\_\_\_\_  
JERRY P. BLAIR  
Grantor

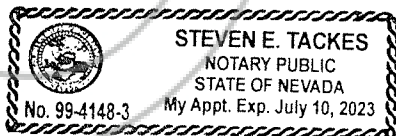
  
\_\_\_\_\_  
JULIA A. BLAIR  
Grantor

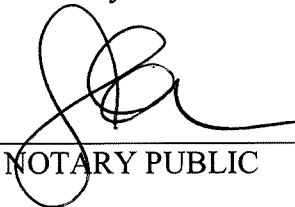
**ACKNOWLEDGMENT**

STATE OF NEVADA }  
CARSON CITY } ss.

On this 24<sup>th</sup> day of August, 2020, before me, the undersigned, a Notary Public, personally appeared JERRY P. BLAIR and JULIA A. BLAIR known to me to be the persons described herein, who executed the foregoing Grant, Bargain and Sale Deed as Grantors, and they acknowledged to me that they executed the same, freely and voluntarily, and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year hereinabove written.



  
\_\_\_\_\_  
NOTARY PUBLIC (SEAL)

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 1220-21-610-229 \_\_\_\_\_
- 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
- Other \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: Trust cert ok - kle	

**3. Total Value/Sales Price of Property**

\$ 0.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$ \_\_\_\_\_  
 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 without consideration to or from a trust

**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 Jerry P. Blair Capacity Grantor  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

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

Print Name: Jerry P. Blair and Julia A. Blair Print Name: Jerry P. Blair and Julia A. Blair, Trustees,  
Blair Family Trust dated October 17, 2002  
 Address: 1314 Yellow Jacket Ln. Address: 902 Vista Park Dr.  
 City: Gardnerville City: Carson City  
 State: Nevada Zip: 89460 State: Nevada Zip: 89705

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

Print Name: Kaempfer Crowell Law Firm Escrow #: \_\_\_\_\_  
 Address: 510 West Fourth St.  
 City: Carson City State: NV Zip: 89703