DOUGLAS COUNTY, NV

RPTT:\$0.00 Rec:\$40.00

2020-952477

\$40.00 Pgs=5

09/14/2020 01:14 PM

UDEED, LLC

KAREN ELLISON, RECORDER

E07

APN: 1418-10-710-007

R.P.T.T.: \$0.00 Exempt: (7)

Recording Requested By:

smart!DEEDS

9041 S. Pecos Road, Suite 3900

Henderson, NV 89074

After Recording Mail To:

smart!DEEDS - 94559B 9041 S. Pecos Road, Suite 3900 Henderson, NV 89074

Send Subsequent Tax Bills To:

Mary Patricia Pence, Trustee 508 North Bundy Drive Los Angeles, CA 90049

GRANT, BARGAIN, AND SALE DEED

THIS INDENTURE WITNESSETH THAT, Mary Patricia Pence, who acquired title incorrectly as Mary Patricia Anderson Pence, Surviving Trustee of the Anderson Family Survivor's Trust under agreement dated October 22, 1984, as amended, as to all of the trust's 10% interest, and Mary Patricia Pence, who acquired incorrectly as Mary Patricia Anderson Pence, as Trustee of the Mary Patricia Pence Revocable Trust, dated June 25, 1982, as amended, formerly known as the Mary Patricia Anderson Pence Revocable Trust, dated June 25, 1982, as amended, as to all of the trust's undivided 90% interest, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL, AND CONVEY, to Mary Patricia Pence as Trustee of the Mary Patricia Pence Revocable Trust, dated June 25, 1982, as amended, whose address is 508 North Bundy Drive, Los Angeles, California 90049,

ALL that real property situated in the County of **Douglas**, State of **Nevada**, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

MORE commonly known as: 204 Lakemill Road
Glenbrook, Nevada 89413

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.

WITNESS my/our hands, this 26 day of august, 2020.
The Anderson Family Survivor's Trust under agreement dated October 22, 1984
May Patricia Pence, Trustee Mary Patricia Pence, Trustee
STATE OF
COUNTY OF
This instrument was acknowledged before me, this day of
, 20, by Mary Patricia Pence, Trustee.
NOTARY STAMP/SEAL
Notary Public See attached Title and Rank Certificate
Title and Rank
My Commission Expires:
ADDITIONAL SIGNATURE ON THE FOLLOWING PAGE

WITNESS my/our hands, this ZC day of August, 202	20.
The Mary Patricia Pence Revocable Trust, dated June 25, 1982, as amenf/ k/a the Mary Patricia Anderson Pence Revocable Trust, dated June 25	nded 5, 1982
May Patricia Pence, Trustee Mary Patricia Pence, Trustee	$\neg \gamma / \gamma$
STATE OF	
COUNTY OF	
This instrument was acknowledged before me, this, 20, by Mary Patricia Pence, Trustee.	day of
	TAMP/SEAL
SOF NETACH	5)
Notary Public CERTIFICH	
Title and Rank	72
My Commission Expires:	
	`

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

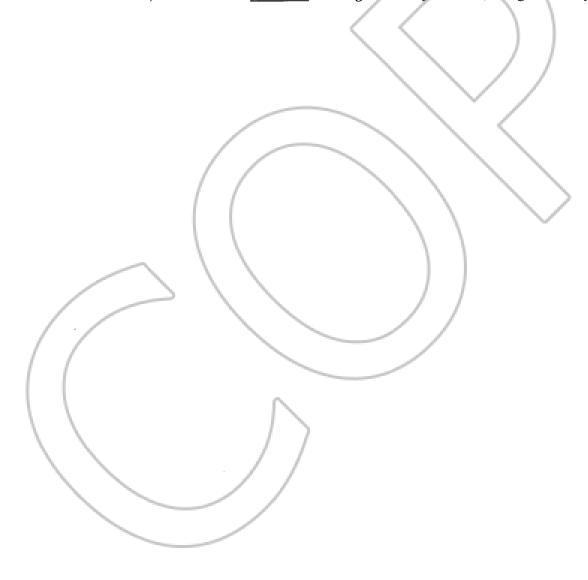
CALIFORNIA ACRIOWLEDGINEITI	
<u></u>	
A notary public or other officer completing this certificate verif to which this certificate is attached, and not the truthfulness,	fies only the identity of the individual who signed the document accuracy, or validity of that document.
State of California County of SAN MATED }	~ \ \
on <u>26 AUG, 2020</u> before me, <u>141</u>	- ERESA E BRANDT NOTARY PUBL
Date	Here Insert Name and Title of the Officer
personally appearedMARY PA	MRICIA PEXICE
	Name(s) of Signer(s)
to the within instrument and acknowledged to me that authorized capacity(ies), and that by hi s/her/ their signa upon behalf of which the person(x) acted, executed th	ature(s) on the instrument the person(s), or the entity
`	
	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.
THERESA E. BRANDT COMM. # 2274098 SANTA CLARA COUNTY OF COMM. EXPIRES JAN 30. 2023	Signature Mesers & Brand
Place Notary Seal and/or Stamp Above	Signature of Notary Public
OPTI-	ONAL
	deter alteration of the document or form to an unintended document.
Description of Attached Document	
	RGAIN AND SALE DEED
Document Date: 26 AVG 2020	Number of Pages: 5
Signer(s) Other Than Named Above:	
Capacity(ies) Claimed by Signer(s)	
Signer's Name:	Signer's Name:
□ Corporate Officer – Title(s):	□ Corporate Officer – Title(s):
☐ Partner — ☐ Limited ☐ General ☐ Individual ☐ Attorney in Fact	☐ Partner — ☐ Limited ☐ General ☐ Individual ☐ Attorney in Fact
☐ Individual ☐ Attorney in Fact ☐ Guardian or Conservator	☐ Individual ☐ Attorney in Fact ☐ Guardian or Conservator
□ Other:	Other:
Signer is Representing:	Signer is Representing:

EXHIBIT "A" LEGAL DESCRIPTION

THAT CERTAIN REAL PROPERTY IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 18, IN BLOCK A, AS SHOWN ON THE MAP OF GLENBROOK UNIT NO. 2 A, FILED IN THE OFFICE OF THE RECORDER OF DOUGLAS COUNTY, NEVADA, ON MAY 26, 1978 AND ALSO AS SHOWN ON THE AMENDED PLAT OF GLENBROOK UNIT NO. 2, FILED IN THE OFFICE OF THE RECORDER OF DOUGLAS COUNTY, NEVADA, ON OCTOBER 13, 1978, AND AS SHOWN ON THE SECOND AMENDED MAP OF GLENBROOK UNIT NO. 2, FILED ON JANUARY 30, 1980, DOUGLAS COUNTY, NEVADA, RECORDS.

Per NRS 111.312 – The Legal Description appeared previously in <u>Deed</u>, recorded on <u>March</u> <u>29, 2018</u>, as Document No. <u>2018-912184</u>; AND in <u>Deed</u>, recorded on <u>December 24, 2012</u>, as Document No. <u>815131</u>; AND in <u>Deed</u>, recorded on <u>August 4, 2004</u>, as Book **0804**, Page **01489**, Document No. **0620617** in Douglas County Records, Douglas County, Nevada.



STATE OF NEVADA DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s) a) 1418-10-710-007 b) c) d)		
2. Type of Property: a) Vacant Land	FOR RECORDER'S OPTIONAL USE ONLY Document/Instrument #: Book: Page: Date of Recording: Notes: Trust ok BC	
 a. Total Value /Sales Price of Property: b. Deed in Lieu of Foreclosure Only (value of propert c. Transfer Tax Value: d. Real Property Transfer Tax Due: 	y) \$ 0.00 0.00 \$ 0.00 \$ 0.00	
4. If Exemption Claimed: a. Transfer Tax Exemption per NRS 375.090, Section b. Explain Reason for Exemption: Transfer to a telephone.		
Partial Interest: Percentage being transferred:	%	
The undersigned declares and acknowledges, 375.060 and NRS 375.110, that the information provided belief, and can be supported by documentation if called herein. Furthermore, the parties agree that disallow determination of additional tax due, may result in a penaper month. Pursuant to NRS 375.030, the Buyer and Se additional amount owed. Signature:	d is correct to the best of their information and upon to substantiate the information provided vance of any claimed exemption, or other alty of 10% of the tax due plus interest at 1% eller shall be jointly and severally liable for any	
Signature:	Capacity:	
SELLER (GRANTOR) INFORMATION (REQUIRED)	BUYER (GRANTEE) INFORMATION (REQUIRED)	
Print Name: The Anderson Family Survivor's Trust the Mary Patricia Anderson Pence Revocable Trust Address: 508 North Bundy Drive City: Los Angeles State: California Zip: 90049	Print Name: The Mary Patricia Pence Revocable Trust Address: 508 North Bundy Drive City: Los Angeles State: California Zip: 90049	
COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)		
Print Name: <u>uDeed, LLC – 94559B</u> Address: <u>9041 S. Pecos Road, Suite 3900</u> City, State, Zip: Henderson, NV 89074	Escrow #:	

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