

RECORDING REQUESTED BY:
Robert J. Busch, Jr. Esq.
AND WHEN RECORDED MAIL THIS DEED AND, UNLESS
OTHERWISE SHOWN BELOW, MAIL TAX STATEMENTS TO
Louie James Sabado Hilario
200 Ken Court
Vallejo, CA 94591
Order No.:
Escrow No.:

DOUGLAS COUNTY, NV
Rec:\$40.00
Total:\$40.00
BUSCH & ASSOCIATES
2020-952672
09/16/2020 02:44 PM
Pgs=3



KAREN ELLISON, RECORDER E07

A.P.N. 1318-15-820-001 PTN

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

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:

DOCUMENTARY TRANSFER TAX IS \$ 0 trust transfer

Computed on full value of property conveyed, or computed on full value less value of liens or encumbrances remaining at time of sale or transfer

There is no Documentary transfer tax due. (state reason and give Code § or Ordinance number)

R&T 11930 Transfer to trust for benefit of grantor

Unincorporated area: city of Zephyr Cove AND County of Douglas

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:

GRANTOR(S): Louie James Sabado Hilario, Trustee of The Louie James Hilario Living Trust, dated July 8, 2014

hereby **GRANT(S) TO:** Louie James Sabado Hilario, Trustee of the 2019 Hilario Family Living Trust

the following described real property in the City of Zephyr Cove
County of Douglas, State of California: Nevada

See Exhibit A attached hereto and made a part hereof.

Dated: 7/20/2020

Louie James Sabado Hilario

ACKNOWLEDGMENT

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

County of Solano

On 7/20/2020 before me, Brenda Green Notary Public (HERE INSERT NAME AND TITLE OF THE OFFICER)

personally appeared Louie James Sabado Hilario

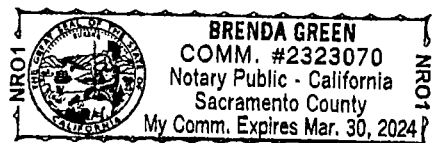
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) 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.

Signature Brenda Green



MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE; IF NO PARTY SHOWN, MAIL AS DIRECTED ABOVE (SEAL)

Louie James Sabado Hilario

200 Ken Court
STREET ADDRESS

Vallejo, CA 94591
CITY, STATE & ZIP

Exhibit A

A 505,000/128,986,500 undivided fee simple interest as tenants in common in Units 10101, 10102, 10103, 10104, 10201, 10202, 10203, 10204, 10301, 10302, 10303 and 10304 in South Shore Condominium ("Property"), located at 180 Elks Point Road in Zephyr Cove, Nevada 89449, according to the Final Map #01-026 and Condominium Plat of South Shore filed of record in Book 1202, Page 2181 as Document Number 559872 in Douglas County, Nevada, and subject to all provisions thereof and those contained in that certain Declaration of Condominium - South Shore ("Timeshare Declaration") dated October 21, 2002 and recorded December 5, 2002 in Book 1202, Page 2182 as Instrument Number 559873, and also subject to all the provisions contained in that certain Declaration of Restrictions for Fairfield Tahoe at South Shore and recorded October 28, 2004 in Book 1004, Page 13107 as Instrument Number 628022, Official Records of Douglas County, Nevada, which subjected the Property to a timeshare plan called Fairfield Tahoe at South Shore ("Timeshare Plan")

Less and except all minerals and mineral rights which minerals and mineral rights are hereby reserved unto the Grantor, its successors and assigns

The property is a/an Annual Ownership Interest as described in the Declaration of Restrictions for Fairfield Tahoe at South Shore and such ownership interest has been allocated 505,000 Points as defined in the Declaration of Restrictions for Fairfield Tahoe at South Shore, which points may be used by the Grantee in Each Resort Year(s)

APN: 1318-15-820-001 PTN

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1318-15-620-001 PT11
 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 Timeshare

| | |
|--|------------|
| FOR RECORDERS OPTIONAL USE ONLY | |
| BOOK _____ | PAGE _____ |
| DATE OF RECORDING: _____ | |
| NOTES: <u>TRUST OR BC</u> | |

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

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # C1
 b. Explain Reason for Exemption: TRANSFER 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 Attorney
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Louise Taylor Salgado Hilaric
 Address: 205 Ken Court
 City: Vallen
 State: CA Zip: 91459

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Louise Taylor Salgado Hilaric, 209 Hilaric
 Address: 205 Ken Court
 City: Vallen
 State: CA Zip: 91459
Falsely
in my
Trust

COMPANY/PERSON REQUESTING RECORDING
 (required if not the seller or buyer)
 Print Name: DUSCH & ASSOCIATES Escrow # _____
 Address: 9245 Laguna Springs Dr, Suite 205
 City: Elk Grove State: CA Zip: 91513

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