

This document does not contain a social security number.


Anderson, Dorn & Rader, Ltd.

DOUGLAS COUNTY, NV	2020-952934
RPTT:\$0.00 Rec:\$40.00	09/18/2020 10:45 AM
\$40.00 Pgs=3	
ANDERSON, DORN, & RADER, LTD.	
KAREN ELLISON, RECORDER	E07

APN: 1420-08-212-031

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:
Harold Kleckner, Jr., Trustee
822 Redhaven Street
Brentwood, CA 94513

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT,

HAROLD KLECKNER, JR., Trustee of the
HK TRUST, under the Kleckner Living Trust, dated June 20, 2007

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

HAROLD KLECKNER, JR., Trustee,
or his successors in trust, of the
HK TRUST, under the Kleckner Living Trust, dated June 20, 2007
as to a Seventy Percent (70%) interest

and

HAROLD KLECKNER, JR., Trustee,
or his successors in trust, of the
JK TRUST, under the Kleckner Living Trust, dated June 20, 2007
as to a Thirty Percent (30%) interest


As tenants in common

ALL 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, 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.

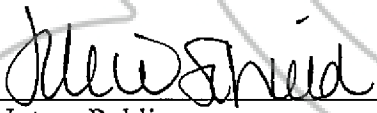
WITNESS my hand, this 11th day of September, 2020.



HAROLD KLECKNER, JR., Trustee

STATE OF NEVADA }
 }ss:
COUNTY OF WASHOE }

This instrument was acknowledged before me, this 11th day of September, 2020, by HAROLD KLECKNER, JR.



Notary Public

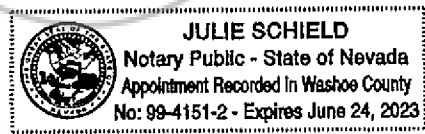


EXHIBIT "A"

Legal Description:

A parcel of land located in the Sunridge Heights, Phase 5B Development in the Northwest ¼ of Section 8, Township 14 North, Range 20 East, M.D.B.&M., being further described as follows:

Commencing at a well monument located in the center of the Easterly Cul-de-sac of Haystack Drive as shown on the Amended Plat of Sunridge Heights, Phase 5B, Document #356642, thence North 51°58'21" East, 45.00 feet to the TRUE POINT OF BEGINNING; thence through the following courses;

1. North 69°37'53" East, 42.14 feet;
2. North 86°55'26" East 101.77 feet;
3. South 22°30'04" West, 95.37 feet;
4. North 74°49'16" West, 100.78 feet to a point on a curve having a tangent bearing of North 17°57'10" East and a radius of 45.00 feet;
5. Northerly along said curve through a central angle of 55°58'49" and an arc length of 43.97 feet to the POINT OF BEGINNING.

AREA = 8,263 sq. ft.

The bearing of North 89°56'10" East along the Northerly line of Block 1 as shown on Document No. 340969 was used as the BASIS OF BEARINGS for the description.

Per NRS 111.312- The Legal Description above appeared previously in that Grant, Bargain, Sale Deed recorded on January 3, 2001, as Document No. 0506220 in Douglas County Records, Douglas County, Nevada.

APN: 1420-08-212-031

Property Address: 1041 Haystack Drive, Carson City, Nevada

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1420-08-212-031
 b) _____
 c) _____
 d) _____

2. Type of Property:

- | | | | |
|-----------------------------|--------------|--|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input checked="" type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | Other | | |

FOR RECORDERS OPTIONAL USE ONLY	
Notes:	<u>trust ok 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: 7
 b. Explain Reason for Exemption: Transfer from a Trust to a Trust without consideration - Certificate of Trust provided

5. Partial Interest: Percentage being transferred: _____ %

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 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 Representative
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Harold Kleckner, Jr., Trustee
 Address: 822 Redhaven Street
 City: Brentwood
 State: CA Zip: 94513

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Harold Kleckner, Jr., Trustee HK Trust/JK Trust
 Address: 822 Redhaven Street
 City: Brentwood
 State: CA Zip: 94513

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

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

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)