

A.P.N.: 1420-08-211-016

R.P.T.T.: 0.00

RECORDING REQUESTED BY:

John H. Tsuboi



00118823202009529960040049

KAREN ELLISON, RECORDER

E07

WHEN RECORDED MAIL DOCUMENT TO:

Ronald M. Yokotake

591 Tahoe Keys Blvd.

South Lake Tahoe CA 96150

AND TAX BILL TO REMAIN UNCHANGED

**GRANT, BARGAIN, SALE DEED**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Ronald Miki Yokotake and Debra Elizabeth Yokotake, Trustees of the 2009 Yokotake Family Trust dated February 26, 2009, as to an undivided 50% interest, and John H. Tsuboi, a Single Man, as to an undivided 50% interest, as Tenants in Common

do(es) hereby GRANT, BARGAIN and SELL to Ronald Miki Yokotake and Debra Elizabeth Yokotake, Trustees of the 2009 Yokotake Family Trust dated February 26, 2009, as to an undivided 25% interest, and John H. Tsuboi, Trustee of the Johnny H. Tsuboi Trust dated May 12, 2017, as to an undivided 75% interest, as Tenants in Common

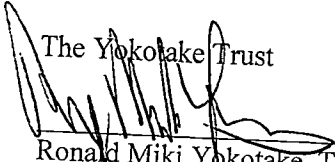
the real property situate in the County of DOUGLAS , State of Nevada, described as follows;

Lot 12, in Block D, of SUNRIDGE HEIGHTS, PHASES 4 & 5A, a Planned Unit Development, according to the Map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on July 1, 1994, in Book 794, Page 1, as Document No. 340968.

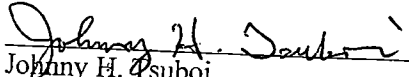
APN: 1420-08-211-016

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 9-11-20

The Yokotake Trust  
  
Ronald Miki Yokotake, Trustee

  
Debra Elizabeth Yokotake, Trustee

  
Johnny H. Suboi

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 El Dorado

On September 11, 2020 before me, D. Landerkin, Notary Public  
(insert name and title of the officer)

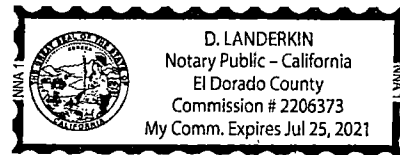
personally appeared Ronald Miki Yokotake and Debra Elizabeth Yokotake who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), 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 

(Seal)



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 El Dorado ) ss.

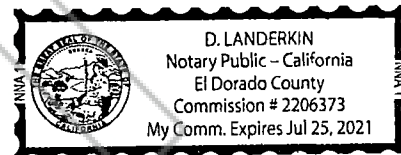
On September 11, 2020 before me,  
D. Landerkin

Notary Public personally appeared Johnny H. Tsuboi

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 *D. Landerkin*



# STATE OF NEVADA DECLARATION OF VALUE

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

a) 1420-08-211-016  
 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>9/18/20 ~ Verified</u> <u>quarter courts ~ AS</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: \$ 0.00

**4. If Exemption Claimed:**

a. Transfer Tax Exemption, per NRS 375.090, Section: 7  
 b. Explain Reason for Exemption: Transfer with no consideration  
Into Trust

**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 Grantor  
 Signature: [Signature] Capacity Grantor

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)  
 Print Name: Ronald Miki Yokotake  
 Address: 591 Tahoe Keys Blvd.  
 City: So. Lake Tahoe  
 State: CA Zip: 96150

(REQUIRED)  
 Print Name: Johnny H. Tsuboi  
 Address: 1758 Amherst Ave.  
 City: Los Angeles  
 State: CA Zip: 90025

**COMPANY/PERSON REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: \_\_\_\_\_ Escrow # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_