

DOUGLAS COUNTY, NV      2020-956310  
RPTT:\$0.00 Rec:\$40.00  
\$40.00      Pgs=3      11/12/2020 03:22 PM  
TICOR TITLE - RENO (MAIN)  
KAREN ELLISON, RECORDER      E07

WHEN RECORDED MAIL TO:  
GUNTHER REVOCABLE LIVING TRUST DATED  
NOVEMBER 13, 2019  
7715 SW 189th Ave.  
Aloha, OR 97007

MAIL TAX STATEMENTS TO:  
SAME AS ABOVE

Escrow No. 2006538-ACM

The undersigned hereby affirms that this document  
submitted for recording does not contain the social  
security number of any person or persons.  
(Pursuant to NRS 239b.030)

APN No.: 1220-21-111-091  
R.P.T.T. \$ 0.00

SPACE ABOVE FOR RECORDER'S USE ONLY

### GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That DANIEL C. GUNTHER AND MARILYN C. GUNTHER,  
HUSBAND AND WIFE AS JOINT TENANTS

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby  
Grant, Bargain, Sell and Convey to MARILYN CELESTE GUNTHER AND DANIEL CHARLES  
GUNTHER, TRUSTEES OF THE GUNTHER REVOCABLE LIVING TRUST DATED  
NOVEMBER 13, 2019

all that real property situated in the County of Douglas, State of Nevada, described as follows:  
SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

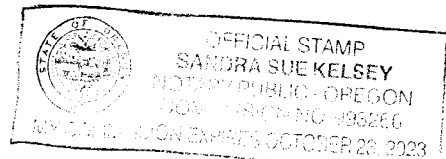
Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging  
or in anywise appertaining.

*Daniel C. Gunther*      *Marilyn C. Gunther*  
\_\_\_\_\_  
DANIEL C. GUNTHER      MARILYN C. GUNTHER

STATE OF NEVADA  
COUNTY OF DOUGLAS

*Oregon* *May*  
*Washington* *May*  
*DC*  
This instrument was acknowledged before me on 11-11-2020  
by DANIEL C. GUNTHER AND MARILYN C. GUNTHER.

*Sandra Sue Kelsey*  
\_\_\_\_\_  
NOTARY PUBLIC



Official Stamp  
Sandra Sue Kelsey  
Notary Public - Oregon  
Commission No. 993266  
My Commission Expires October 23,  
2023

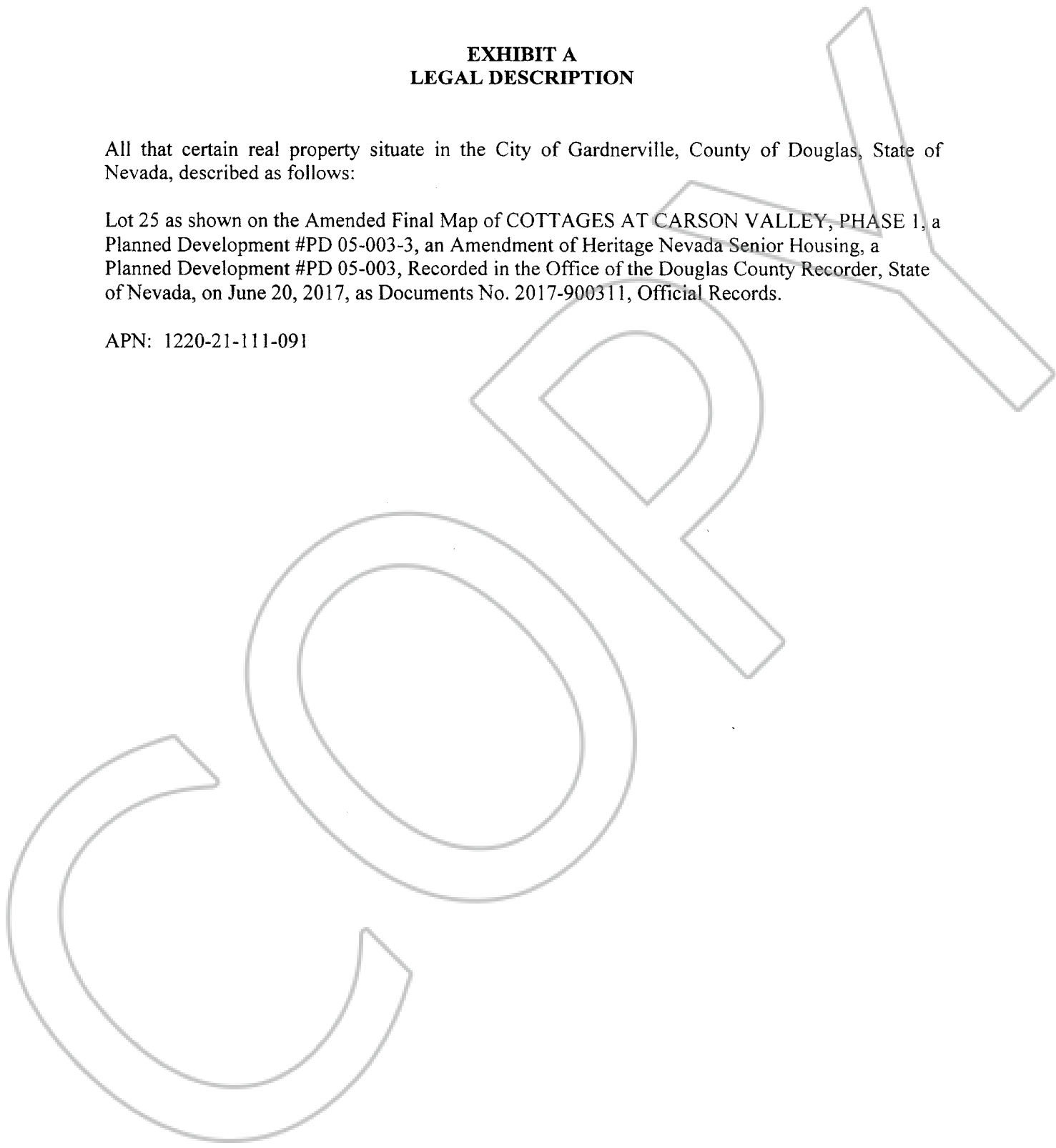
Escrow No. 2006538-ACM

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Lot 25 as shown on the Amended Final Map of COTTAGES AT CARSON VALLEY, PHASE 1, a Planned Development #PD 05-003-3, an Amendment of Heritage Nevada Senior Housing, a Planned Development #PD 05-003, Recorded in the Office of the Douglas County Recorder, State of Nevada, on June 20, 2017, as Documents No. 2017-900311, Official Records.

APN: 1220-21-111-091



1220-21-111-091



Douglas County Recorder's Office

Karen Ellison, Recorder

<http://recorder.co.douglas.nv.us>

[kellison@co.douglas.nv.us](mailto:kellison@co.douglas.nv.us)

(775) 782-9027

### LEGIBILITY NOTICE

The Douglas County Recorder's Office has determined that the attached document may not be suitable for recording by the method used by the Recorder to preserve the Recorder's records. The customer was advised that copies reproduced from the recorded document would not be legible. However, the customer demanded that the document be recorded without delay as the parties right may be adversely affected because of a delay in recording. Therefore, pursuant to NRS 247.120 (3), the County Recorder accepted the document conditionally, based on the undersigned's representation (1) that a suitable copy will be submitted at a later date (2) it is impossible or impracticable to submit a more suitable copy.

By my signing below, I acknowledge that I have been advised that once the document has been microfilmed, it may not reproduce a legible copy.

Signature

Date

11/12/20

Printed Name

Jacob Guariglia

MAILING ADDRESS: P.O. Box 218, Minden, Nevada 89423

Main phone (775) 782-9025 - FAX (775) 783-6413

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1220-21-111-091  
 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 \_\_\_\_\_

**FOR RECORDERS OPTIONAL USE ONLY**  
 Book \_\_\_\_\_ Page \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: Verified Trust - JS

3. a. Total Value/Sales Price of Property: \$ \_\_\_\_\_  
 b. Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 c. Transfer Tax Value \$ \_\_\_\_\_  
 d. 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 TO A TRUST, without consideration

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 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 \_\_\_\_\_ Capacity Escrow Agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**  
 Print Name: MARILYN CELESTE GUNTHER  
 Address: 7715 SW 189th Ave  
 City: Aloha  
 State: Zip: OR 97007

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**  
 Print Name: MARILYN CELESTE GUNTHER,  
TRUSTEE, THE GUNTHER REVOCABLE LIVING  
TRUST DATED NOVEMBER 13, 2019  
 Address: 7715 SW 189th Ave.  
 City: Aloha  
 State: Zip: OR 97007

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02006538-001-ACM  
 Address: 5441 Kietzke Lane, Suite 100  
 City, State, Zip: Reno, NV 89511

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED