

DOUGLAS COUNTY, NV

**2020-957482**

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=2

**12/02/2020 02:28 PM**

FIRST CENTENNIAL - RENO (MAIN OFFICE)

KAREN ELLISON, RECORDER

E07

APN: 1418-10-810-008  
R.P.T.T.: \$0.00  
Escrow No.: 20007276-SH  
When Recorded Return To:  
Tornga 1998 Trust  
PO Box 965  
Zephyr Cove, NV 89448

Mail Tax Statements to:  
Tornga 1998 Trust  
PO Box 965  
Zephyr Cove, NV 89448

SPACE ABOVE FOR RECORDER'S USE

### **GRANT, BARGAIN, SALE DEED**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**Thomas H. Tornga and Nancy T. Tornga, Trustees of the Tornga 1998 Trust**

do hereby Grant, Bargain, Sell and Convey to

**Thomas H. Tornga and Nancy T. Tornga, husband and wife**

all that real property situated in the City of Glenbrook, County of Douglas, State of Nevada, described as follows:

Lot 43, of Glenbrook #1, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on June 1st, 1977, as Document No. 9693.

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

Dated this 21st day of November, 2020.

The Toma 1998 Trust

*Thomas H. Tomga*  
Thomas H. Tomga  
Trustee

*Nancy T. Tomga*  
Nancy T. Tomga  
Trustee

STATE OF NEVADA

COUNTY OF Washoe

This instrument was acknowledged before me on this 21st day of November, 2020,  
by Thomas H. Tomga and Nancy T. Tomga

*Kelli Lynne Cherry*  
Notary Public

 KELLI LYNNE CHERRY  
Notary Public - State of Nevada  
Appointment Recorded in Washoe County  
No: 17-3248-2 - Expires March 7, 2021

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1418-10-810-008  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property:  
 a)  Vacant Land      b)  Sgl. Fam. Residence  
 c)  Condo/Twnhse    d)  2-4 Plex  
 e)  Apt. Bldg.        f)  Comm'l/Ind'l  
 g)  Agricultural      h)  Mobile Home  
 Other: \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	<u>Verified Trust - JS</u>

3. a. Total Value/Sale Price of Property: \$0.00  
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)  
 c. Transfer Tax Value: \$0.00  
 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: Trustees deeding to individuals without consideration

5. Partial Interest: Percentage Being Transferred: 100.00%

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 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: Grantee

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**

Print Name: Tomnga 1998 Trust  
 Address: PO Box 965  
 City: Zephyr Cove  
 State: Nevada Zip: 89448

Print Name: Thomas H. Tomnga & Nancy T. Tomnga  
 Address: PO Box 965  
 City: Zephyr Cove  
 State: Nevada Zip: 89448

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**

Print Name: First Centennial Title Company of Nevada Esc. #: 20007276-SH  
 Address: 3748 Lakeside Dr, Ste 100  
 City: Reno State: NV Zip: 89509

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

*\* Thomas H. Tomnga and Nancy T. Tomnga, Trustees*