

DOUGLAS COUNTY, NV

2021-959367

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=4

01/04/2021 02:18 PM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

E07

WHEN RECORDED MAIL TO:

Cynthia E. Smart
1128 North Fork Trail
Minden, NV 89423

MAIL TAX STATEMENTS TO:

Same as above

Escrow No. 2009293-RLT

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.: 1420-29-812-024

SPACE ABOVE FOR RECORDER'S USE ONLY

R.P.T.T. \$0.00

**SIGNED IN COUNTERPART
GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That Michael W. Strand and Cynthia E. Smart AKA Cynthia E. Strand Smart, Successor Trustees of The William L. Strand and Barbara S. Strand Family Trust

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Cynthia E. Strand Smart, a single woman

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.

Signature and notary acknowledgement on page two.

**THIS DOCUMENT IS BEING RECORDED
AS AN ACCOMMODATION ONLY. NO
LIABILITY IS ASSUMED HEREBY.**

The William L. Strand and Barbara S. Strand Family Trust

Michael W. Strand
Michael W. Strand, Successor Trustee

Cynthia E. Smart
Cynthia E. Smart, Successor Trustee

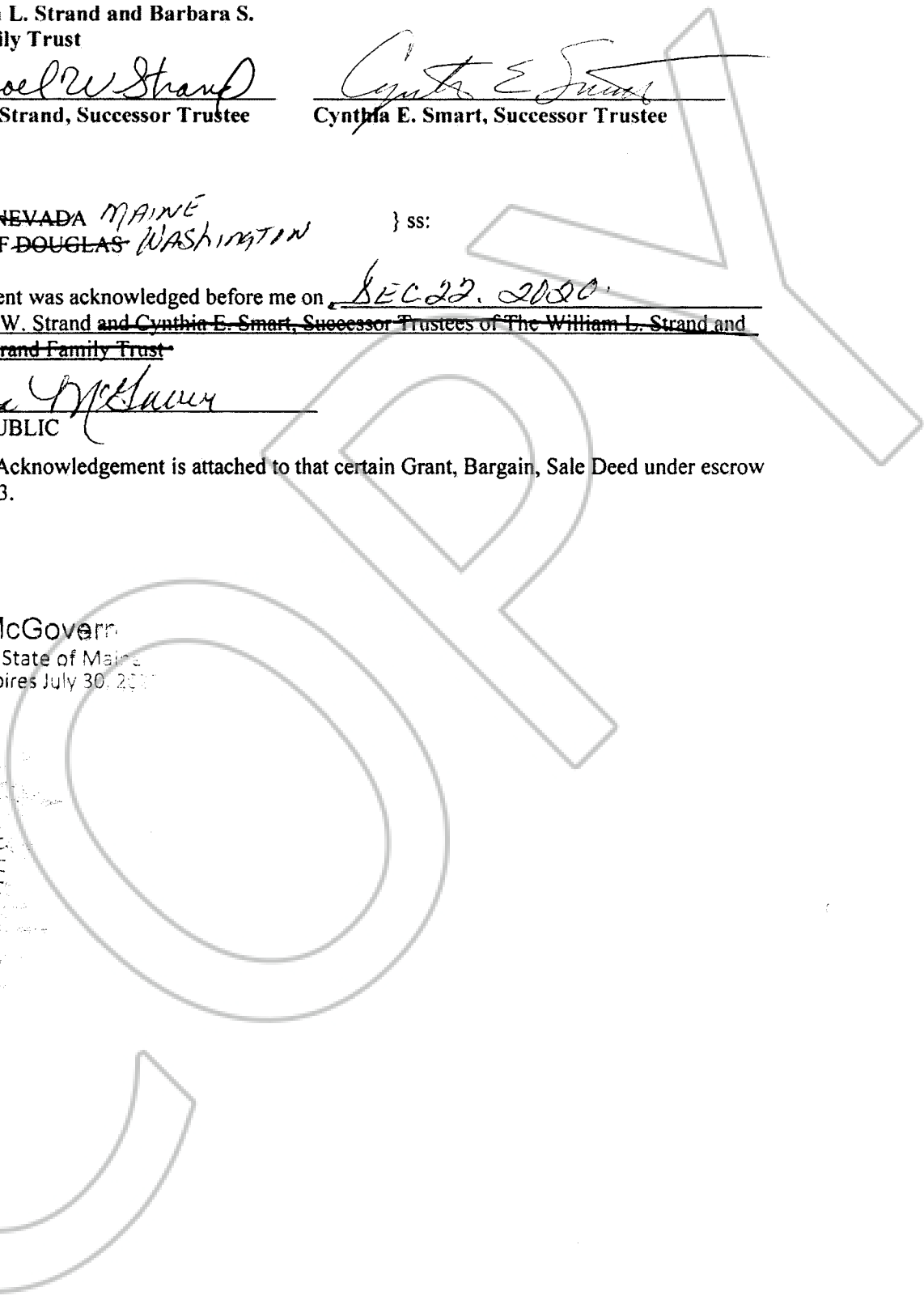
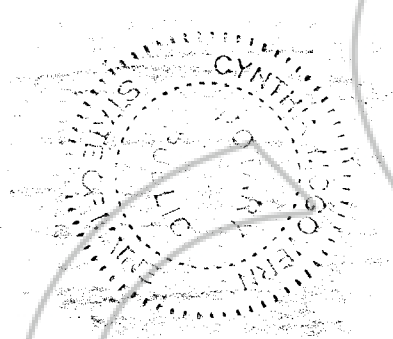
STATE OF ~~NEVADA~~ MAINE } ss:
COUNTY OF ~~DOUGLAS~~ WASHINGTON

This instrument was acknowledged before me on DEC 22, 2020
by Michael W. Strand and Cynthia E. Smart, Successor Trustees of The William L. Strand and Barbara S. Strand Family Trust

Cynthia McGovern
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02009293.

Cynthia McGovern
Notary Public • State of Maine
My Commission Expires July 30, 2021



NEVADA INDIVIDUAL ACKNOWLEDGMENT
NRS 240.166

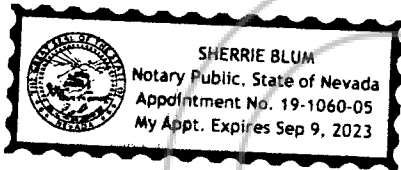
State of Nevada }
County of Douglas } ss.

This instrument was acknowledged before me
on December 31, 2020 by
Date

Cynthia E. Smart (.)
Name of Signer No. 1

(and

_____))
Name of Signer No. 2 (if any)



Place Notary Seal and/or Stamp Above

[Signature]
Signature of Notary Public

OPTIONAL

*Completing this information can deter alteration of the document or
fraudulent reattachment of this form to an unintended document.*

Description of Attached Document

Title or Type of Document: Grant Deed
Document Date: 12/31/2020 Number of Pages: 3 83
Signer(s) Other Than Named Above: -

Escrow No. 2009293-RLT

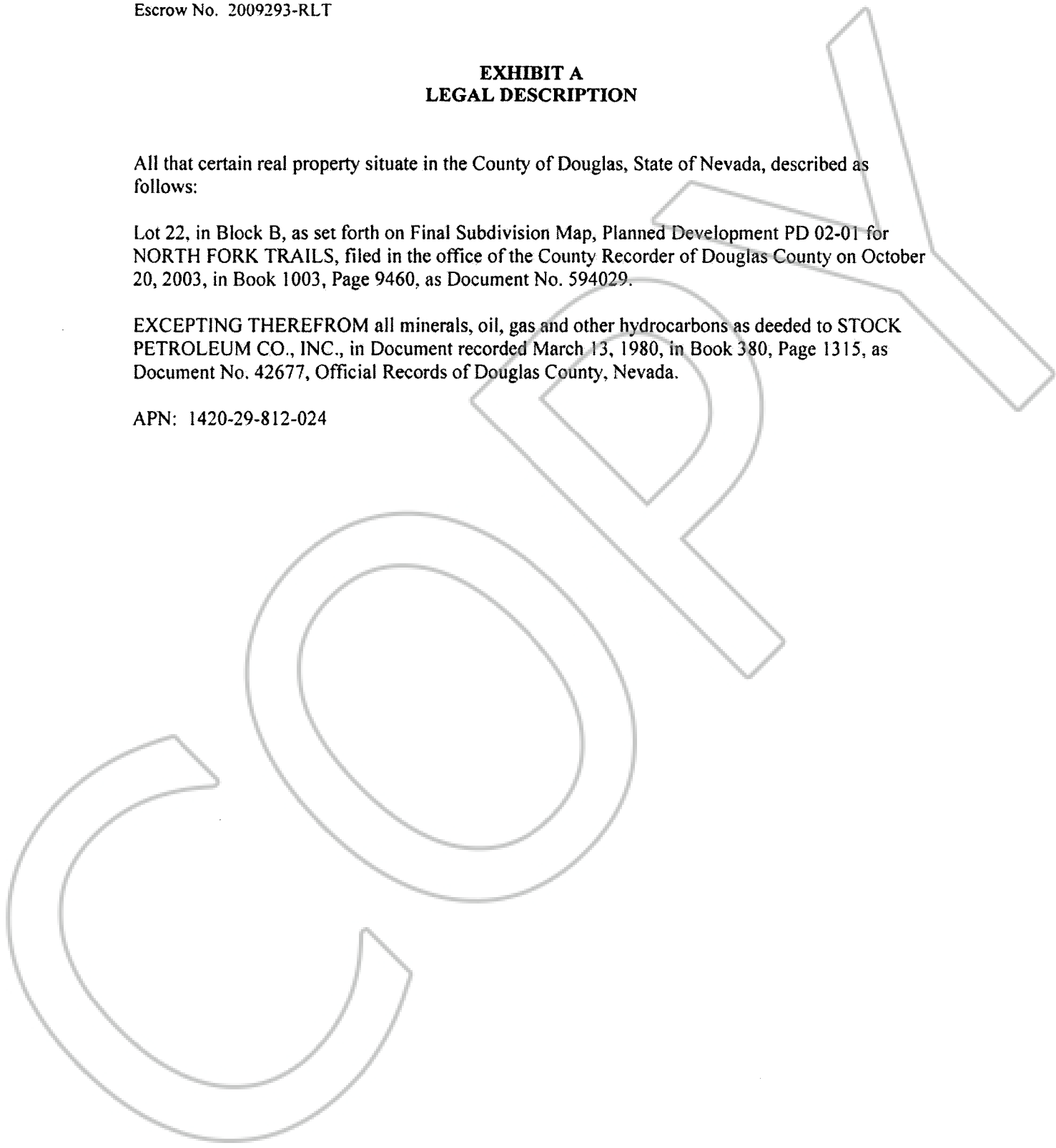
**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 22, in Block B, as set forth on Final Subdivision Map, Planned Development PD 02-01 for NORTH FORK TRAILS, filed in the office of the County Recorder of Douglas County on October 20, 2003, in Book 1003, Page 9460, as Document No. 594029.

EXCEPTING THEREFROM all minerals, oil, gas and other hydrocarbons as deeded to STOCK PETROLEUM CO., INC., in Document recorded March 13, 1980, in Book 380, Page 1315, as Document No. 42677, Official Records of Douglas County, Nevada.

APN: 1420-29-812-024



STATE OF NEVADA-DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)
 a) 1420-29-812-024
 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. Total Value/Sales Price of Property: \$0 _____
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
)
 Transfer Tax Value \$0 _____
 Real Property Transfer Tax Due: \$0 _____

4. **If Exemption Claimed**
 a. Transfer Tax Exemption, per NRS 375.090, Section 7 _____
 b. Explain Reason for Exemption: Transfer from 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 Cynthia E. Strand Smart Capacity grantor trustee
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Michael W. Strand and Cynthia E. Smart, Successor Trustees of The William L. Strand and Barbara S. Strand Family Trust

Print Name: Cynthia E. Strand Smart

Address: 7490 Rough Rock Dr. Reno, NV 89502

Address: 7490 Rough Rock Dr. Reno, NV 89502

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 2009293-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410