

DOUGLAS COUNTY, NV **2021-960174**
RPTT:\$2866.50 Rec:\$40.00
\$2,906.50 Pgs=2 01/19/2021 11:30 AM
TICOR TITLE - CC (NVTH3K)
KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Thomas Earl Warden, Trustee of the Thomas Earl
Warden Living Trust dated Oct. 12, 2012
Rozelyn Naliboff, Trustee of the Rozelyn Naliboff
Revocable Trust dated April 4, 2013
1609 Shirley St.
Minden, NV 89423

MAIL TAX STATEMENTS TO:
Same as above

Escrow No. 2008811-DC1

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.: 1420-35-410-003
R.P.T.T. \$2,866.50

SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Dannel Fernstrom and Karen G. Fernstrom, as Trustees of the DK Fernstorm Family Trust Agreement Declaration of Trust made as of June 20, 2016

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby Grant, Bargain, Sell and Convey to Rozelyn Naliboff, Trustee of the Rozelyn Naliboff Revocable Trust dated April 4, 2013 and Thomas Earl Warden, Trustee of the Thomas Earl Warden Living Trust dated Oct. 12, 2012, as Tenants in Common

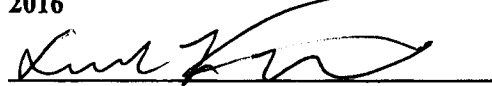
all that real property situated in the County of Douglas, State of Nevada, described as follows:

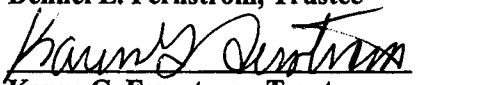
Lot 27 in Block C as set forth on the Final Subdivision Map FSM #94-04-01 for SKYLINE RANCH PHASE I filed for record with the Douglas County Recorder on May 11, 2001 in Book 0501, of Official Records, Page 3298 as Document No. 514006.

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

Signature and notary acknowledgement on page two.

**Dennel Fernstrom and Karen G.
Fernstrom, as Trustees of the DK
Feernstrom Family Trust Agreement
Declaration of Trust made as of June 20,
2016**

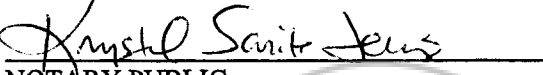

Dennel L. Fernstrom, Trustee


Karen G. Fernstrom, Trustee

K.S.L. California
STATE OF ~~NEVADA~~
COUNTY OF ~~DOUGLAS~~
Placer

} ss:

This instrument was acknowledged before me on, January 10, 2021
by Dennel Fernstrom and Karen G. Fernstrom, as Trustees of the DK Fernstrom Family Trust Agreement Declaration of Trust made as of June 20, 2016


NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02008811.



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1420-35-410-003
 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: _____

3. a. Total Value/Sales Price of Property: \$ 735,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ _____
 c. Transfer Tax Value \$ 735,000.00
 d. Real Property Transfer Tax Due: \$ 2,866.50

4. **If Exemption Claimed**
 a. Transfer Tax Exemption, per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100%
 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 [Signature] Capacity grantor
 Signature [Signature] Capacity grantor

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Dannel Fernstrom and Karen G. Fernstrom, as Trustees of the DK Fernstorm Family Trust Agreement Declaration of Trust made as of June 20, 2016
 Address: 605 Washington way
 City: Wheatland
 State: CA Zip: 95692

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Tom Warden and Rozelyn Naliboff
 Address: 1609 Shirley St
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02008811-010-DC1
 Address: 307 W. Winnie Lane Suite #1
 City, State, Zip: Carson City, NV 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED