

DOUGLAS COUNTY, NV **2021-960559**
RPTT:\$0.00 Rec:\$40.00
\$40.00 Pgs=2 01/25/2021 12:03 PM
TICOR TITLE - GARDNERVILLE
KAREN ELLISON, RECORDER E07

WHEN RECORDED MAIL TO:
Ryan R. Elliott
1966 Arabian Lane
Gardnerville, NV 89410

MAIL TAX STATEMENTS TO:
Same as above

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)

Space Above for Recorder's Use Only

APN No.: 1220-24-601-058
Escrow No. 2008785-RLT
R.P.T.T. \$\$ 0.00

GRANT, BARGAIN, SALE DEED


THIS INDENTURE WITNESSETH: That Ryan R Elliott and Tammiane Hurson-Elliott, 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

Ryan R Elliott and Tammiane Hurson-Elliott, Trustees of the Elliott Family Trust, dated May 9, 2018 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.



Ryan R. Elliott



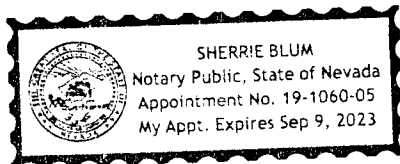
Tammiane Hurson-Elliott

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss:

This instrument was acknowledged before me on January 20, 2021
by Ryan R. Elliott and Tammiane Hurson Elliott

NOTARY PUBLIC



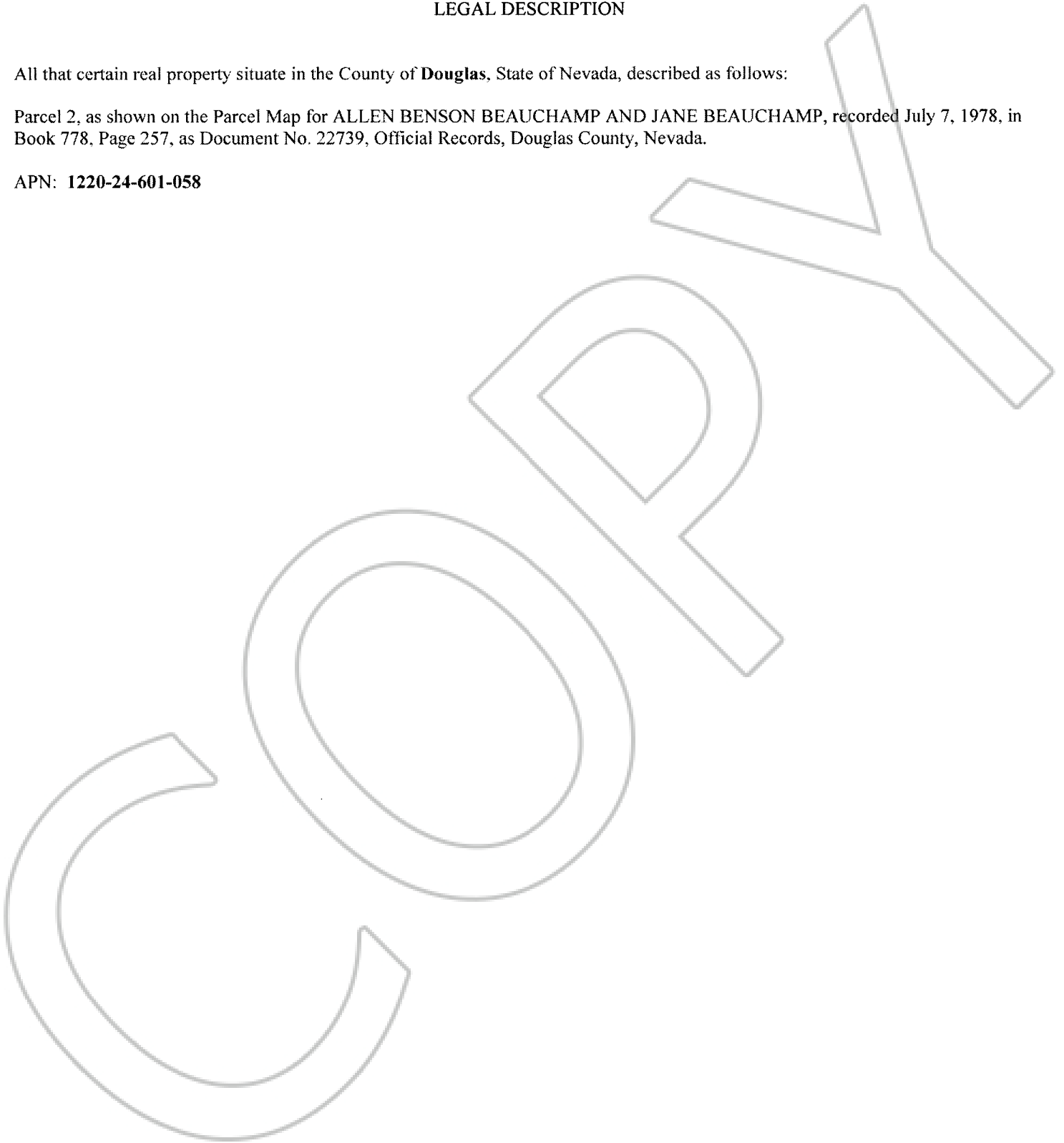
Escrow No.: 2008785-RLT

EXHIBIT A
LEGAL DESCRIPTION

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

Parcel 2, as shown on the Parcel Map for ALLEN BENSON BEAUCHAMP AND JANE BEAUCHAMP, recorded July 7, 1978, in Book 778, Page 257, as Document No. 22739, Official Records, Douglas County, Nevada.

APN: 1220-24-601-058



STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)
 a) 1220-24-601-058
 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: 1/25/21 Trust Ok~A.B.

3. Total Value/Sales Price of Property: \$ 0
 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 _____
 b. Explain Reason for Exemption: Place property into trust from husband and wife, as joint tenants

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 _____ Capacity agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)
 Print Name: Ryan R. Elliott & Tammiane Hurson - Elliott
 Address: 1966 Arabian Lane
 City: Gardnerville
 State: NV Zip: 89410

(REQUIRED)
 Print Name: Ryan R. Elliott and Tammiane Hurson - Elliott, Trustees
 Address: 1966 Arabian Lane
 City: Gardnerville
 State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING
 (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Ticor Title of Nevada, Inc. Escrow #: 2008785-RLT
 Address: 1483 US Highway 395 N, Suite B
 City, State, Zip: Gardnerville, NV 89410

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)