

DOUGLAS COUNTY, NV

2021-961849

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=4

02/12/2021 09:52 AM

ETRCO

KAREN ELLISON, RECORDER

E03

APN#: A PORTION OF 1320-08-002-008

RPTT: \$0.00

**Recording Requested By:**

Western Title Company

**Escrow No.: 123914-WLD**

**When Recorded Mail To:**

**The Lloyd and Lisa Marcum Family  
Trust**

**1270 Bur Clover Way**

**Arroyo Grande, CA 93420**

**Mail Tax Statements to: (deeds only)**

**Same as Above**

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

(Per NRS 239B.030)

Signature

Wendy Dunbar, assistant

Wendy Dunbar

Escrow Officer

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**Grant, Bargain, and Sale Deed**

This page added to provide additional information required by NRS 111.312  
(additional recording fee applies)

## GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
Lehmann Holdings, LLC, a Nevada Limited Liability Company ("Grantor")

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Lloyd H. Marcum and Lisa M. Marcum, Trustees of The Lloyd and Lisa Marcum Family Trust dated March 24, 2006 ("Grantee")


all right, title and interest in and to that certain property situate at 2178 Taxiway F, Unit B, City of Minden, County of Douglas, State of Nevada, more particularly described in Exhibit "A" attached hereto and made a part hereof ("Property").

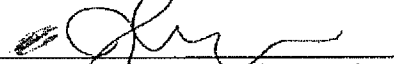
TOGETHER with the tenements, hereditaments and appurtenances, including easements, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

SUBJECT TO all matters of public record, including, without limitation, the Condominium Declaration for BLUE SKY AIRCRAFT CONDOMINIUM OWNERS ASSOCIATION, dated April 17, 2014 and recorded in the Official Records of Douglas County, Nevada on April 18, 2014 in Book 414, Page 3866, as Document No. 841303, and as amended by document recorded May 23, 2014 in Book 514, Page 4794, as Document No. 843204 ("Declaration"), and the Ground Lease described in the Declaration.

IN WITNESS WHEREOF, Grantor has hereunto caused this instrument to be executed the day and year set forth below.


Lehmann Holdings, LLC


  
Robbe Lehmann, Managing Member

  
Janelle Lehmann, Managing Member

STATE OF Nevada }  
COUNTY OF Douglas } ss

This instrument was acknowledged before me on February 11, 2021 By Robbe Lehmann and Janelle Lehmann.

  
Notary Public

 M. BOWLEN  
Notary Public - State of Nevada  
Appointment Recorded in Douglas County  
No: 20-5990-05 - Expires November 13, 2024

**EXHIBIT "A"**

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

**PARCEL 1**

Condominium Unit 2178-B of the Blue Sky Aircraft Condominium (a commercial leasehold condominium project) as shown on the Condominium Map attached to the Condominium Declaration for Blue Sky Aircraft Condominium recorded April 18, 2014 in Book 414, Page 3866, as Document No. 841303, Official Records of Douglas County, State of Nevada.

**PARCEL 2**

An undivided interest in and to the Common Elements as set forth in that certain Condominium Declaration for Blue Sky Aircraft Condominium (A of Commercial Leasehold Condominium Project) recorded April 18, 2014 in Book 414, Page 3866, as Document No. 841303, Official Records of Douglas County, State of Nevada.

**PARCEL 3**

An undivided interest in and to the Leasehold Estate as created by that certain Lease made by and between Minden-Tahoe Airport (Airport), Douglas County, Nevada (County) and First Financial Collateral, Inc. (Lessee) recorded November 5, 2012 in Book 1112, Page 813, as Document No. 812264, Official Records of Douglas County, State of Nevada, subject to the terms and provisions contained in the lease, and any further amendments thereto.

Assessor's Parcel Number(s):  
A PORTION OF 1320-08-002-008

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. **Assessors Parcel Number(s)**  
a) A PORTION OF 1320-08-002-008

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**  
 NOTES: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

3. **Total Value/Sales Price of Property:**  
 Deed in Lieu of Foreclosure Only (value of property)  
 Transfer Tax Value:  
 Real Property Transfer Tax Due:

\$ 325,000 -  
 \_\_\_\_\_  
 \$ 0  
 \$0.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption, per NRS 375.090, Section: #3  
 b. Explain Reason for Exemption: Leasehold interest only

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 disallowance of any claimed exception, 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 Grantor

Signature: \_\_\_\_\_ Capacity Grantor

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

Print Name: Lehmann Holdings, LLC, a Nevada Limited Liability Company  
 Address: 2240 Meridian Blvd Ste #B  
 City: Minden  
 State: NV                      Zip: 89423

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

Print Name: The Lloyd and Lisa Marcum Family Trust  
 Address: 1270 Bur Clover Way  
 City: Arroyo Grande  
 State: CA                      Zip: 93420

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

Print Name: Western Title Company, LLC                      Esc. #: 123914-WLD  
 Address: Douglas Office  
1362 Highway 395, Ste. 109  
 City/State/Zip: Gardnerville, NV 89410