

APN: 1318-23-310-004

RECORDING REQUESTED BY:

Joseph J. Powell, Esq.
Hutchison & Steffen, LLC
10080 West Alta Drive, Suite 200
Las Vegas, Nevada 89145

AFTER RECORDING MAIL TO:

Hutchison & Steffen, LLC
10080 West Alta Drive, Suite 200
Las Vegas, Nevada 89145

MAIL TAX STATEMENT TO:

Richard Allen Coe
1420 Jet Stream Dr., Ste.105
Henderson, NV 89052

GRANTEE'S ADDRESS:

Richard Allen Coe, Trustee
1420 Jet Stream Dr., Ste.105
Henderson, NV 89052

RPTT: \$0.00 Exempt (7)

Exempt (7): A transfer of title to or from a trust, if the transfer is made without consideration.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT,

RICHARD A. COE, a married man as his sole and separate property

For NO consideration, does hereby Grant, Bargain, Sell and Convey unto:

the GREEN ISLE SPENDTHRIFT TRUST, dated April 23, 2007,

ALL his interest in that real property situated in the County of Douglas, State of Nevada, more particularly described in Exhibit "A", attached hereto and incorporated herein, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues of profits thereof.

- Subject To: 1. Taxes for the Current fiscal year, paid current
2. Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

WITNESS my hand, this ~~December~~ JANUARY 6, 2021, 2020.


RICHARD A. COE

STATE OF NEVADA }
COUNTY OF CLARK } ss:

This instrument was acknowledged before me, this 6th day of ~~December~~ January 2021, by RICHARD A. COE.


Notary Public

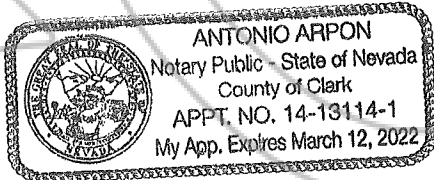
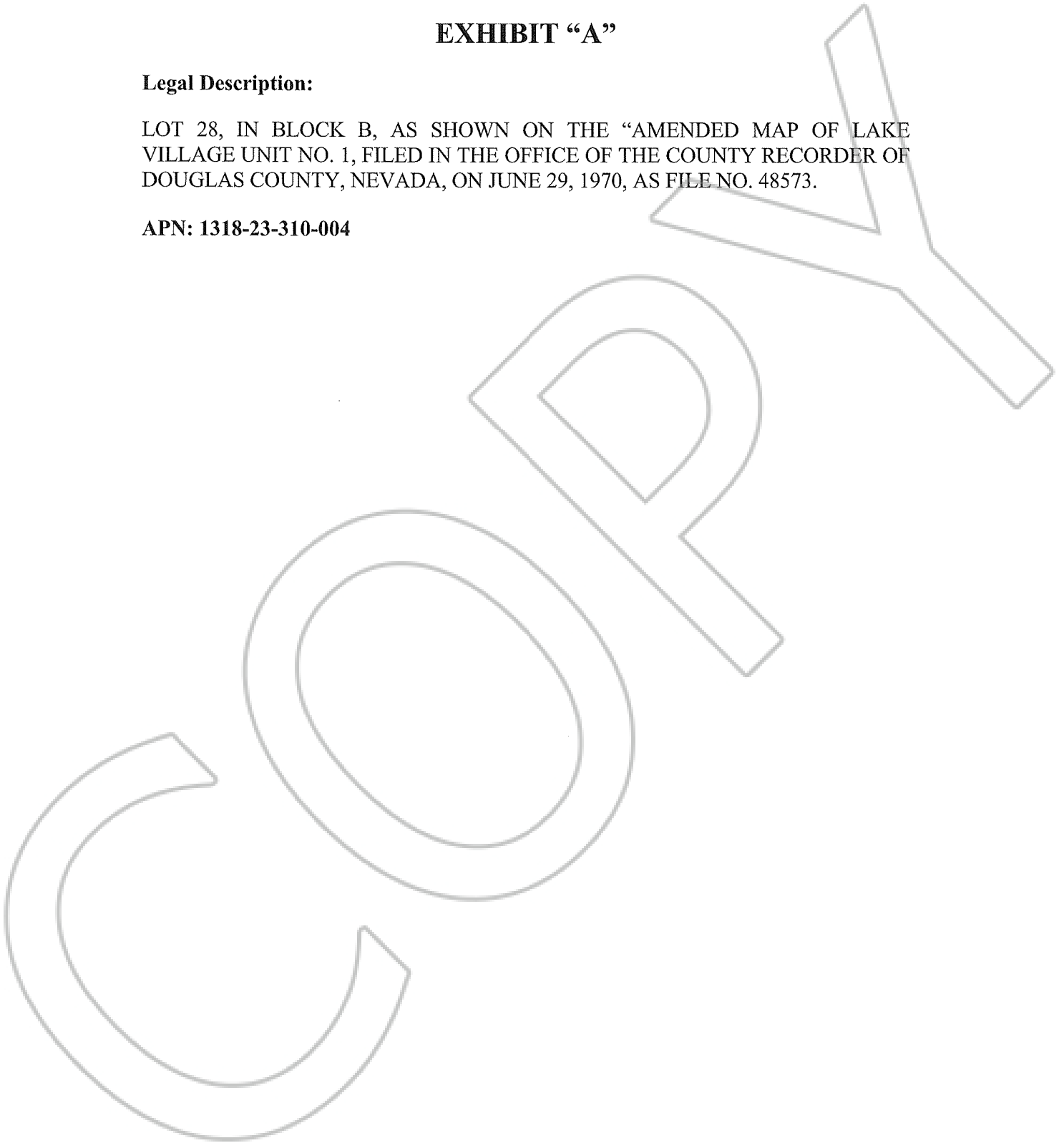


EXHIBIT "A"

Legal Description:

LOT 28, IN BLOCK B, AS SHOWN ON THE "AMENDED MAP OF LAKE VILLAGE UNIT NO. 1, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON JUNE 29, 1970, AS FILE NO. 48573.

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**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1318-23-310-004
- b) _____
- c) _____
- d) _____
- e) _____

2. Type of Property:

- a) ___ Vacant Land
- b) X 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 RECORDER'S OPTIONAL USE ONLY	
Document/Instrument #:	_____
Book:	_____ Page: _____
Date of Recording:	_____
Notes:	Trust ok - ke

3. Total Value /Sales Price of Property:

\$ _____

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 7

b. Explain Reason for Exemption: A transfer of title to or from a trust, made without consideration if a certificate of trust is presented at the time of transfer.

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, 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: Law Firm

Signature: _____ Capacity: Grantor

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

Print Name: Richard A. Coe
Address: 1420 Jet Stream Dr., Ste.100
City/State: Henderson, NV 89052

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

Print Name: Green Isle Spendthrift Trust
Address: 1420 Jet Stream Dr., Ste.105
City/State: Henderson, NV 89052

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

Print Name: Hutchison & Steffen, PLLC
Address: 10080 West Alta Drive, Suite 200
City, State, Zip: Las Vegas, Nevada 89145

(AS A PUBLIC RECORD, THIS FORM MAY BE RECORDED/MICROFILMED)