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KAREN ELLISON, RECORDER E07

Natalia K. Vander Laan, Esq.

**A.P.N.: 1219-15-002-048**

**Recording Requested By:** )  
Lanna K. Giles & Steven H. Tanzi )  
852 Bollen Circle )  
Gardnerville, NV 89460 )

**When Recorded Mail to:** )  
Lanna K. Giles & Steven H. Tanzi )  
852 Bollen Circle )  
Gardnerville, NV 89460 )

**Mail Tax Statement to:** )  
Lanna K. Giles & Steven H. Tanzi )  
852 Bollen Circle )  
Gardnerville, NV 89460 )

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:

STEVEN H. TANZI and LANNA K. GILES, who took title as STEVEN H. TANZI and LANNA K. GILES, husband and wife, as community property with right of survivorship,

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

STEVEN H. TANZI and LANNA K. GILES, Trustees or their successors in trust, under the STEVEN H. TANZI AND LANNA K. GILES REVOCABLE LIVING TRUST, dated June 25, 2020, and any amendments thereto.

ALL their interest in that real property situated in the County of Douglas, State of Nevada, more particularly described below, together with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

///

Legal description:


Lot 88, as shown on the official Map of Sheridan Acres Unit No. 2, filed for record in the office of the County Recorder of Douglas County, Nevada on October 14, 1968 in Book 62, Page 551, as File No. 42594.

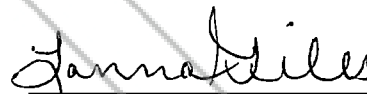
Subject to:

1. Taxes for the current fiscal year, paid current
2. Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easement now of record, if any.

This deed was prepared without the benefit of 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.

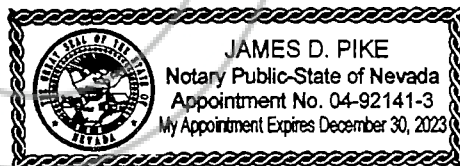
Executed on June 25, 2020, in Douglas County, State of Nevada.

  
 \_\_\_\_\_  
 STEVEN H. TANZI

  
 \_\_\_\_\_  
 LANNA K. GILES

STATE OF NEVADA                    )  
   ): ss  
 COUNTY OF Douglas                )

This instrument was acknowledged before me this 25<sup>th</sup> day of June, 2020, by STEVEN H. TANZI and LANNA K. GILES.



  
 \_\_\_\_\_  
 NOTARY PUBLIC

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1219-15-002-048  
 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: Trust OK - J

3. Total Value/Sales Price of Property: \$0.00  
 Deed in Lieu of Foreclosure Only (value of property) (\$0.00)  
 Transfer Tax Value: \$0.00  
 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, if the transfer is made without consideration.

5. Partial Interest: Percentage being transferred: 100.00 %

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/Grantee

Signature [Signature] Capacity Grantor/Grantee

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Print Name: Lanna K. Giles & Steven H. Tanzi  
 Address: 852 Bollen Circle  
 City: Gardnerville  
 State: NV Zip: 89460

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: Lanna K. Giles & Steven H. Tanzi, Trustees  
 Address: 852 Bollen Circle  
 City: Gardnerville  
 State: NV Zip: 89460

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

Print Name: \_\_\_\_\_ Escrow # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_