

A.P.N. No.:	1320-26-002-064
R.P.T.T.	\$ 0.00
File No.:	1169647 SA
Recording Requested By:	
Stewart Title Company	
Mail Tax Statements To:	<i>Same as below</i>
When Recorded Mail To:	
Edward Matthew Garren and Shawnyne Pauline Garren	
1776 Amber Way	
Gardnerville, NV 89410	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That for valuable consideration, the receipt of which is hereby acknowledged, **Edward Matthew Garren and Shawnyne Pauline Garren, husband and wife as joint tenants** does hereby Grant, Bargain, Sell and Convey to **Edward Matthew Garren and Shawnyne Pauline Garren, Trustees of the Garren Trust dated February 1, 2019** all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

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

Parcel 2 as set forth on Parcel Map LDA 18-006 for Garren Family Revocable Living Trust, filed for record in the office of the County Recorder of Douglas County, State of Nevada on September 28, 2018 as Document No. 2018-920257, Official Records.

***SUBJECT TO:**

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.
3. [Enter Data]

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 4-5-21

SIGNATURES AND NOTARY ON PAGE 2
 THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.

Edward Matthew Garren

Edward Matthew Garren

Shawnyne Pauline Garren

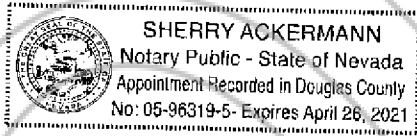
Shawnyne Pauline Garren

State of Nevada)
) ss
County of Douglas)

This instrument was acknowledged before me on the 5 day of April, 2021
By: Edward Matthew Garren and Shawnyne Pauline Garren

Signature: *Sherry Ackermann*
Notary Public

My Commission Expires: 4-26-2021



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1320-26-002-064
 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
 Other _____

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: <u>Verified Trust - JS</u>	

3. a. Total Value/Sales Price of Property \$ _____
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ _____
 d. 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: Transfer to Trust with no consideration

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 _____ Capacity _____ Grantee _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: Edward Matthew Garren and
Shawnyne Pauline Garren
 Address: 1776 Amber Way
 City: Gardnerville
 State: NV Zip: 89410

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: Garren Trust
 Address: 1776 Amber Way
 City: Gardnerville
 State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Stewart Title Company Escrow # 1169647 SA
 Address: 1362 Hwy 395, Suite 109
 City: Gardnerville State: NV Zip: 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED