



KAREN ELLISON, RECORDER

E07

RECORDING COVER PAGE

(Must be typed or printed clearly in BLACK ink only and avoid printing in the 1" margins of document)

APN# 1318-10-312-005

(11 digit Assessor's Parcel Number may be obtained at:
<http://redrock.co.clark.nv.us/assrealprop/ownr.aspx>)

TITLE OF DOCUMENT
(DO NOT Abbreviate)

GRANT DEED

Document Title on cover page must appear EXACTLY as the first page of the document to be recorded.

RECORDING REQUESTED BY:

Wendy K. Driver-Guinn

RETURN TO: Name Wendy K. Driver-Guinn

Address 3231 Gleneagles Court

City/State/Zip Fairfield, CA 94534

MAIL TAX STATEMENT TO: (Applicable to documents transferring real property)

Name Wendy K. Driver-Guinn

Address 3231 Gleneagles Court

City/State/Zip Fairfield, CA 94534

This page provides additional information required by NRS 111.312 Sections 1-2.
An additional recording fee of \$1.00 will apply.

To print this document properly, do not use page scaling.

Using this cover page does not exclude the document from assessing a noncompliance fee.

P:\CommonForms & Notices\Cover Page Template Feb2014

Recording Requested by)
and when recorded mail to:)
David E. Miller, Attorney at Law)
601 Van Ness Ave., Suite 2050)
San Francisco, CA 94102)

Space above this line for Recorder's use

Mail Tax Statements To:
Wendy K. Driver-Guinn
3231 Gleneagles Court
Fairfield, CA 94534

Transfer without consideration to or from Trust.
NRS 375.090 Section 7.

Wendy K. Driver-Guinn
Wendy K Driver-Guinn

GRANT DEED

I, WENDY K. DRIVER-GUINN, a married person as her sole and separate property, hereby GRANT to WENDY K. DRIVER-GUINN, TRUSTEE, WENDY K. DRIVER-GUINN LIVING TRUST dated May 3, 2021, ALL that REAL PROPERTY situated in the County of Douglas, State of Nevada bounded and described as follows: Lot 20, as shown on the Amended Plat of Zephyr Knolls Unit No. 2, filed in the office of the county recorder of Douglas County, Nevada, on July 5, 1957, and Document No. 12415. A.P.N.: 1318-10-312-005, 752 Lakeview Court, Zephyr Knolls, NV.

Dated: May 4, 2021

Wendy K. Driver-Guinn
WENDY K. DRIVER-GUINN

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
) ss.
COUNTY OF SOLANO)

ON May 4, 2021, before me, Tierra R. Cameron, a Notary Public, personally appeared WENDY K. DRIVER-GUINN, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Tierra R. Cameron*



STATE OF NEVADA
DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) # 1318-10-312-005
 - 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	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING:	_____
NOTES:	<u>Trust Cert OK-KE</u>

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: Transfer to Revocable Living Trust not pursuant to a sale without consideration.

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 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 Wendy K. Driver-Guinn Capacity Owner
 Signature _____ Capacity _____

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

Print Name: Wendy K. Driver-Guinn
 Address: 3231 Geneagles Ct.
 City: Fairfield
 State: CA Zip: 94534

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

Print Name: SAME
 Address: _____
 City: _____
 State: _____ Zip: _____

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____