

APN 1022-09-001-017

GRANTEES:

JOHN C. ERB and
SANDRA L. ERB, Trustees
JOHN AND SANDRA ERB FAMILY TRUST
4019 Ponderosa Drive
Carson City, NV 89701


**RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:**

Steven E. Tackes, Esq.
Kaempfer Crowell
510 West Fourth Street
Carson City, NV 89703

MAIL TAX STATEMENTS TO:

JOHN C. ERB and
SANDRA L. ERB, Trustees
JOHN AND SANDRA ERB FAMILY TRUST
4019 Ponderosa Drive
Carson City, NV 89701

I affirm that this document submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030).



SANDRA ERB

GRANT, BARGAIN, AND SALE DEED

THIS INDENTURE made this 6th day of May, 2021, between JOHN ERB and SANDRA ERB, husband and wife as joint tenants, as Grantors and Party of the First Part; and JOHN C. ERB and SANDRA L. ERB, Trustees, or their successor, under the JOHN AND SANDRA ERB FAMILY TRUST dated May 6, 2021, and any amendments thereto, as Grantees and Party of the Second Part.

WITNESSETH:

That the said Party of the First Part, for no consideration, does by these presents Grant, Bargain, Sell, and Convey unto the said Party of the Second Part, as aforesaid, all of their interest in the following described certain real property and improvements situated in the County of Douglas, State of Nevada, and more particularly described as follows:

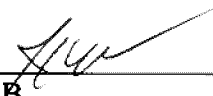
Lot 117, as shown on the map of TOPAZ RANCH ESTATES UNIT NO. 3, filed in the office of the County Recorder of Douglas County, Nevada, on March 31, 1969, in Book 1 of Maps, page 221, as Document No. 44091.

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.


Commonly known as 3660 Sandstone, Topaz Ranch Estates; APN 1022-09-001-017.

Legal description from Grant Bargain Sale Deed recorded November 26, 1996, as Document No. 401853.

IN WITNESS WHEREOF, the Party of the First Part has caused this conveyance to be executed the day and year hereinabove first written.



JOHN ERB
Grantor, Settlor



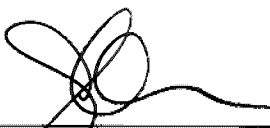
SANDRA ERB
Grantor, Settlor

ACKNOWLEDGMENT

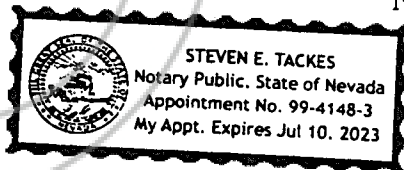
STATE OF NEVADA }
CARSON CITY } ss.

On this 6th day of May, 2021, before me, the undersigned, a Notary Public, personally appeared JOHN ERB and SANDRA ERB known to me to be the persons described herein, who executed the foregoing Grant, Bargain and Sale Deed as Grantors, and they acknowledged to me that they executed the same, freely and voluntarily, and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year hereinabove written.



NOTARY PUBLIC (SEAL)



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1022-09-001-017
- 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 RECORDER'S OPTIONAL USE ONLY	
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) (_____)
 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: transfer without consideration to or from a trust

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 Sandra L Erb Capacity Grantor
 Signature _____ Capacity _____

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

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

Print Name: John Erb and Sandra Erb Print Name: John C Erb and Sandra L Erb, Trustees
John and Sandra Erb Family Trust
 Address: 4019 Ponderosa Drive Address: 4019 Ponderosa Drive
 City: Carson City City: Carson City
 State: Nevada Zip: 89701 State: Nevada Zip: 89701

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

Print Name: Kaempfer Crowell Law Firm Escrow #: _____
 Address: 510 West Fourth St.
 City: Carson City State: NV Zip: 89703