

APN: 1320-02-002-014 & 1320-02-002-015

WHEN RECORDED MAIL TO:

Alling & Jillson, Ltd.
P.O. Box 3390
Lake Tahoe, NV 89449



00134715202109673120030032

KAREN ELLISON, RECORDER

E07

MAIL TAX NOTICES TO:

Gregory and Janice Severs, Trustees
4589 Ewing Road
Castro Valley, CA 94546

Grant, Bargain and Sell Deed

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Janice S. Severs, Trustee under the Patricia J. Finnell Trust dated December 17, 2013, does hereby grant, bargain, sell and convey to Gregory D. Severs and Janice S. Severs, Trustees, or any successors in trust under The Severs Trust dated January 11, 2000, and any amendments thereto, all right, title and interest in and to that certain real property located in Douglas County, Nevada, more particularly described as follows:

The South half of the Southeast Quarter of the Northwest Quarter of the Southwest Quarter of Section 2, Township 13 North. Range 20 East. M. D. B. & M.

Southeast 1/4 of Southwest 1/4 of the Northwest 1/4 of the Southwest 1/4, Section 2, T 13 N. R 20 E, according to the official map.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Pursuant to NRS 239B.030(4), I affirm that this instrument does not contain the personal information of any person.

///

Pursuant NRS 111.312, this legal description was previously recorded at Document No. 0838714 on February 24, 2014.

DATED this 5 day of May, 2021.

Janice S. Severs
Janice S. Severs, Trustee of the Patricia J. Finnell Trust dated December 17, 2013

ACKNOWLEDGMENT

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.

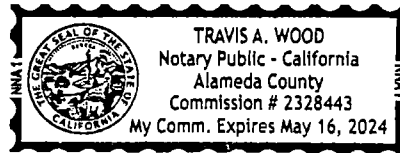
STATE OF CALIFORNIA)
) ss.
COUNTY OF Alameda)

On May 5, 2021, before me, Travis A. Wood, a Notary Public, personally appeared Janice S. Severs, 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 capacities, and that by her signature on the instrument the person, or the entity upon behalf of which the persons acted, executed the instrument.

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

WITNESS my hand and official seal.

Travis A. Wood
NOTARY PUBLIC



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1320-02-002-014 & 1320-02-002-015
 b. _____
 c. _____
 d. _____

2. Type of Property:
- | | |
|--|---|
| a. <input type="checkbox"/> Vacant Land | b. <input checked="" type="checkbox"/> Single Fam. Res. |
| c. <input type="checkbox"/> Condo/Twnhse | d. <input type="checkbox"/> 2-4 Plex |
| e. <input type="checkbox"/> Apt. Bldg | f. <input type="checkbox"/> Comm'l/Ind'l |
| g. <input type="checkbox"/> Agricultural | h. <input type="checkbox"/> Mobile Home |
| <input type="checkbox"/> Other | |

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: <u>5/12/21</u>	
Notes: <u>Trust ok - JTS</u>	

- 3.a. Total Value/Sales Price of Property \$ 0.00
 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: A Transfer of title from a trust to a trust without consideration. The trust is presented.

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 _____ Capacity: Agent

Signature _____ Capacity: Agent

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Janice S. Severs, trustee
 Address: 4589 Ewing Road
 City: Castro Valley
 State: CA Zip: 94546

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Gregory D Severs and Janice S. Severs, Trustees
 Address: 4589 Ewing Road
 City: Castro Valley
 State: CA Zip: 94546

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Alling & Jillson Escrow # _____
 Address: PO Box 3390
 City: Stateline State: NV Zip: 89423

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED