

APN: 1320-04-001-026

**Prepared By:**

Timios Agency of Nevada, Inc.  
2379 Spirito Ave.  
Henderson, NV 89052  
Phone: 877-844-6467

**Mail Tax Statements and After Recording Return to:**

STEPHANIE HENDRIE  
2520 CLAPHAM LN  
MINDEN, NV 89423-7040

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That

BETTY BELL, TRUSSEE AND GRANTOR UNDER THE BETTY BELL REVOCABLE TRUST DATED FEBRUARY 10, 2014,

For a valuable consideration, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to STEPHANIE HENDRIE TRUSTEE UNDER THE BETTY BELL REVOCABLE TRUST DATED FEBRUARY 10, 2014

all that real property situated in the County of DOUGLAS, State of Nevada, described as follows:

**THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 13 NORTH, RANGE 20 EAST, M.D.M.**

**EXCEPTING THEREFROM THE SOUTHERLY 191.00 FEET OF A STRIP OF LAND 30.00 FEET IN WIDTH LYING ADJACENT TO, PARALLEL WITH AND WESTERLY OF THE EAST LINE OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 13 NORTH, RANGE 20 EAST, M.D.M.**

SUBJECT TO:

1. All general and special taxes for the current fiscal year.

2. Reservations, restrictions and conditions if any; rights of way and easements either of record or actually existing on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness my hand this 24 day of March, 2021.

Betty Bell, Trustee  
BETTY BELL, TRUSTEE

STATE OF NEVADA

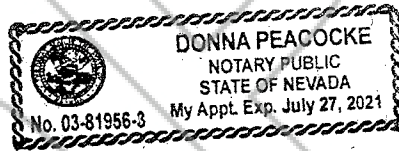
) ss

COUNTY OF DOUGLAS

On 03-24-2021, personally appeared before me, a Notary Public, in and for said County and State, BETTY BELL, who acknowledged to me that he/she/they executed the same.

WITNESS my hand and official seal.

Donna Peacocke  
Notary Public in and for said County and State  
Commission expires: 7-27-21



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 1320-04-001-026  
 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

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

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 03  
 b. Explain Reason for Exemption: Change in trustee

5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and MRS 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. Futhermore, 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 Betty Bell Capacity: SELLER

Signature Roselyn Woodward Capacity: SELLER's Agent

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

Print Name: BETTY BELL, as trustee  
 Address: 2520 CLAPHAM LN  
 City: MINDEN  
 State: NV      Zip: 89423

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

Print Name: STEPHANIE HENDRIE, as trustee  
 Address: 2520 CLAPHAM LN  
 City: MINDEN  
 State: NV      Zip: 89423

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

Print Name: TIMIOS, INC.  
 Address: 5716 CORSA AVE. SUITE 201  
 City: WESTLAKE VILLAGE

Escrow # 08-02074395  
 State CA      Zip: 91362