

APN # 1220-21-610-026  
R.P.T.T.: \$0.00  
Exempt: (7)

DOUGLAS COUNTY, NV 2021-968366  
Rec:\$40.00  
Total:\$40.00 06/01/2021 01:24 PM  
STEPHONIE MALAVAZOS Pgs=4



00135865202109683660040049

KAREN ELLISON, RECORDER

E07

Recording Requested By:  
Mr. & Mrs. Miller & Ms. Malavazos  
When Recorded Mail To:  
Miller/Malavazos  
P.O. Box 972  
Minden, NV 89423

Mail Tax Statements to: (deeds only)  
Same as above

**GRANT, BARGAIN AND SALE DEED**

THIS INDENTURE WITNESSETH: That,

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged,

**Shane Miller and Wendy Miller, Trustees of the Miller Living Trust, dated January 31, 2005, and amended March 5, 2009, as to an undivided 1/2 interest and Stephonie Jo Malavazos, Trustee of the Stephonie Jo Malavazos Trust dated March 23rd 2009, and to the heirs and assigns, as to an undivided 1/2 interest**

do(es) hereby GRANT, BARGAIN SELL and CONVEY to

**Shane Miller and Wendy Miller, husband and wife, as joint tenants with right of survivorship and not as tenants in common, as to an undivided 1/2 interest, and Stephonie Jo Malavazos, an unmarried woman, as to an undivided 1/2 interest joint tenant**

ALL that certain real property situated in the County of **Douglas**, State of **Nevada**, described as follows:

Lot 338, as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 6, filed for record in the Office of the Douglas County Recorder, State of Nevada, on May 29, 1973, in Book 573, Page 1026, as File No. 66512.

Together with all tenements, hereditaments and appurtenances, if any, belonging or appertaining, and any reversions, remainders, rents issues or profits thereof.

Dated: 5/30/2021

Grant, Bargain and Sale Deed-Page 2

Witness my hand this 30<sup>th</sup> day of May, 2021.

The Miller Living Trust, dated January 31, 2005 and amended March 5, 2009.

Shane Miller, Trustee  
Shane Miller, Trustee  
(Miller Living Trust)

Wendy Miller, Trustee  
Wendy Miller, Trustee  
(Miller Living Trust)

The Stephonie Jo Malavazos Trust dated March 23, 2009, and the the heirs and assigns

Stephonie Jo Malavazos, Trustee  
Stephonie Jo Malavazos, Trustee  
(Stephonie Jo Malavazos Trust)

STATE OF Nevada )

SS

COUNTY OF Douglas )

This instrument was acknowledged before me, this 30<sup>th</sup>, day of May, 2021, by **Shane Miller, Wendy Miller and Stephonie Jo Malavazos.**

Sarah Hammer  
Notary Public

Notary Public  
Title and Rank

My Commission Expires: 1-29-25



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1220-21-610-026  
 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  
 i)  Other \_\_\_\_\_

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Trust Verified BC</u>	

3. Total Value/Sales Price of Property: \$ \_\_\_\_\_  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_  
 Transfer Tax Value: \$ \_\_\_\_\_  
 Real Property Transfer Tax Due: \$ \_\_\_\_\_

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section # 7  
 b. Explain Reason for Exemption: from trust without  
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 Stephanie J. Malaw Capacity Stephanie Trustee  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: See attached  
 Address: PO Box 972  
 City: Minden  
 State: NV Zip: 89423

Print Name: See attached  
 Address: same as seller  
 City: \_\_\_\_\_  
 State: \_\_\_\_\_ Zip: \_\_\_\_\_

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

Print Name: \_\_\_\_\_ Escrow # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

ASSESSOR'S PARCEL NUMBER: 1220-21-610-026

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

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

Print Name Shane Miller and Wendy Miller,  
Trustees of the Miller Living Trust,  
Dated January 31, 2005 and amended  
March 5, 2009, as to an undivided  
1/2 interest and Stephonie Jo Malavazos,  
Trustee of the Stephonie Jo Malavazos  
Trust dated March 23rd, 2009, and to  
the heirs and assigns, as to an undivided  
1/2 interest.

Print Name Shane Miller and Wendy Miller,  
Stephonie Jo Malavazos.

