DOUGLAS COUNTY, NV

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

2021-973339 08/31/2021 10:33 AM

ANDERSON, DORN, & RADER, LTD. KAREN ELLISON, RECORDER

E07

This document does not contain a social security number.

APN: 1420-35-311-030

RECORDING REQUESTED BY:

Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

AFTER RECORDING MAIL TO:

Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

MAIL TAX STATEMENT TO/GRANTEE'S ADDRESS:

ROGER P. VAN ALYNE and SUSAN C. VAN ALYNE, Trustees VAN ALYNE LIVING TRUST 1701 Crowne Way Minden, NV 89423

RPTT: \$0.00 Exempt (7)

Exempt (7): A transfer of title to or from a trust, if the transfer is made without consideration.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT,

ROGER P. VAN ALYNE and SUSAN C. VAN ALYNE, who also took title as, ROGER P. VANALYNE and SUSAN C. VANALYNE, husband and wife as joint tenants,

For NO consideration, do hereby Grant, Bargain, Sell and Convey unto:

ROGER P. VAN ALYNE and SUSAN C. VAN ALYNE, Trustees, or their successors in trust, under the VAN ALYNE LIVING TRUST, dated May 16, 2017, and any amendments thereto.

ALL their interest in that real property situated in the County of Douglas, State of Nevada, more particularly described in Exhibit "A," attached hereto and incorporated herein, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues of profits thereof.

Subject To:

- 1. Taxes for the Current fiscal year, paid current
- 2. Restrictions, Reservations, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

It is the intent of ROGER P. VAN ALYNE and SUSAN C. VAN ALYNE, husband and wife, and Trustors of the Grantee trust identified above, to own the interest in real property described in Exhibit "A" in the trust as their community property.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

WITNESS our hands, this 26th day of August, 2021.

ROGER P. VAN ALYNE

SUSAN C. VAN ALYNE

San C. Thu al

STATE OF NEVADA

}ss:

COUNTY OF WASHOE

This instrument was acknowledged before me, this 26th day of August, 2021, by ROGER P. VAN ALYNE and SUSAN C. VAN ALYNE.

Notary Public

RYAN STODTMEISTER
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 20-3679-02 - Expires June 3, 2024

EXHIBIT "A"

Legal Description:

Lot 126, as set forth on the Final Subdivision Map FSM #94-04-03 for SKYLINE RANCH PHASE 3, filed in the Office of the Douglas County Recorder, State of Nevada, on July 5, 2005, in Book 0705, Page 1491, as Document No. 648689, Official Records.

APN: 1420-35-311-030

Property Address: 1701 Crowne Way, Minden, NV 89423



STATE OF NEVADA		
DECLARATION OF VALUE		
Assessor Parcel Number(s)		
a) 1420-35-311-030		^
b)		
c)		\ \
d)		\ \
2 Trues of December.		\ \
2. Type of Property:		\ \
a) Vacant Land b) Single Fam. Res		
c) Condo/Twnhse d) 2-4 Plex	FOR RECORDERS OF	PTIONAL USE ONLY
e) Apt. Bldg f) Comm'l/Ind'l	BOOKP.	AGE
g) Agricultural h) Mobile Home	DATE OF RECORDING: NOTES: Trust OK E	20-
i) Other	NOTES: THUST ON E	
.,		
3. Total Value/Sales Price of Property:	\$ _ \	
Deed in Lieu of Foreclosure Only (value of property)		
Transfer Tax Value:	\$0.0	00
Real Property Transfer Tax Due:	\$0.0	
	\	·-
4. If Exemption Claimed:	\ / /	
a. Transfer Tax Exemption per NRS 375.090, Se		
b. Explain Reason for Exemption: A transfer to	/from a trust, made without	consideration.
S Devated Late A D A 1 L L L C A		
5. Partial Interest: Percentage being transferred:	100_%	
m 1 1 1 1 / / 1 1 1 / 1 1 1 1 1 1 1 1 1		
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 substant	late the information provide	d 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 a	t 1% per month.	
Pursuant to NRS 375.030, the Buyer and Seller shall be join	ly and sayonally liable for an	v additional amount aread
'A arsulant to TAKE 5 75.050, the Duyer and Sener shan be join	iy and severally hable for all	iy addinonai amount owed.
Signature	Capacity	Grantor
	/ · //	
Signature Susah Wandlyke	Capacity G	rantor
SELLER (GRANTOR) INFORMATION	BUYER (GRANTE	E) INFORMATION
(REQUIRED)	(REQUIREI	
ROGER P. VAN ALYNE		
	rint Name: VAN ALYNE LIVIN	G TRUST
	ddress: 1701 Crowne Way	
	ity: <u>Minden</u>	
State: <u>NV</u> Zip: <u>89423</u> S	tate: NV	Zip: 89423
COMPANY/PERSON REQUESTING RECORDING		
(required if not the seller or buyer)		
Print Name: Anderson, Dorn & Rader, Ltd.	Factory #	
Address: 500 Damonte Ranch Pkwy, Suite 860	Escrow #	
City: Reno State: NV Zip: 89521 (AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)		
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