

APN: 1418-34-113-012
R.P.T.T.: \$3,900.00
Escrow No.: 21016161-DR
When Recorded Return To:
Martin Family Trust dated June 16, 2016
718 Avalon Way
Livermore, CA 94550

Mail Tax Statements to:
Martin Family Trust dated June 16, 2016
718 Avalon Way
Livermore, CA 94550

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Cave Rock Junction LLC, a Nevada limited-liability company

do(es) hereby Grant, Bargain, Sell and Convey to

James J. Martin and Kimberly A. Martin, Trustees of Martin Family Trust dated June 16, 2016

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

Lot 10, of Subdivision Map entitled Merger and Resubdivision of Land PD09-003 for Cave Rock Junction, LLC., according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, recorded on October 21st, 2014, as Document No. 851411.

Assessors Parcel No.: 1418-34-113-012

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

Page 2 of the Grant, Bargain, Sale Deed (signature page).

Escrow No.: 21016161-DR

Dated this 8th day of June, 2021.

Cave Rock Junction LLC, a Nevada limited-liability company

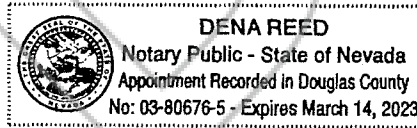
BY: [Signature]
Ken Isaac, Manager

STATE OF NEVADA

COUNTY OF Clark

This instrument was acknowledged before me on this 8 day of June, 2021, by Ken Isaac, as Manager of Cave Rock Junction LLC, a Nevada limited-liability company.

[Signature]
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1418-34-113-012
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) Vacant Land b) Sgl. Fam. Residence
 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	
Document/Instrument No.:	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

3. a. Total Value/Sale Price of Property: \$1,000,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$1,000,000.00
 d. Real Property Transfer Tax Due: \$3,900.00

4. **IF EXEMPTION CLAIMED:**
 a. Transfer Tax Exemption per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 100.00%

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 the 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: [Signature] Capacity: Grantor
 Signature: _____ Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: <u>Cave Rock Junction LLC, a Nevada limited-liability company</u>	Print Name: <u>James J. Martin and Kimberly A. Martin, Trustees of Martin Family Trust dated June 16, 2016</u>
Address: <u>P.O. Box 545</u>	Address: <u>718 Avalon Way</u>
City: <u>Zephyr Cove</u>	City: <u>Livermore</u>
State: <u>NV</u> Zip: <u>89448</u>	State: <u>California</u> Zip: <u>94550</u>

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

Print Name: First Centennial Title Company of Nevada Esc. #: 21016161-DR
 Address: 896 W Nye Ln, Ste 104
 City: Carson City State: NV Zip: 89703