

A.P.N.: 1220-22-410-007  
File No: 121-2637943 (TK)  
R.P.T.T.: \$0.00

When Recorded Mail To: Mail Tax Statements To:  
Janet L. Lufrano  
1388 Patricia Drive  
Gardnerville, NV 89460

**GRANT, BARGAIN and SALE DEED**

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

JANET L. LUFRANO, AN UNMARRIED WOMAN

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

JANET L. LUFRANO, AS TRUSTEE OF THE JANET L. LUFRANO TRUST, DATED  
JUNE 12, 2013

the real property situate in the County of Douglas, State of Nevada, described as follows:

**LOT 399, AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 7, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MARCH 27, 1974, AS DOCUMENT NO. 72456.**

*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.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

Janet L. Lufrano  
JANET L. LUFRANO

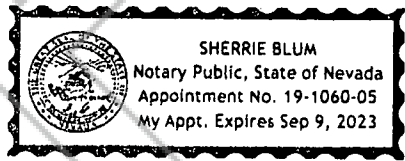
STATE OF **NEVADA** )  
COUNTY OF ~~WASHOE~~ Douglas ) ss.

This instrument was acknowledged before me on this:  
18<sup>th</sup> day of October, 2021.

By: **JANET L. LUFRANO**

[Signature]

Notary Public  
(My commission expires: 9/9/23 )



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1220-22-410-007
- 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: <u>Trust Ok BC</u>	

- 3. a) Total Value/Sales Price of Property: \$0.00
- b) Deed in Lieu of Foreclosure Only (value of property) ( \$0.00 )
- c) Transfer Tax Value: \$0.00
- d) Real Property Transfer Tax Due \$0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: 7
- b. Explain reason for exemption: Transfer to or from a 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: Janet L. Lufrano

Capacity: Grantor

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Print Name: Janet L. Lufrano

Print Name: Janet L. Lufrano, Trustee

Address: 1388 Patricia Drive

Address: 1388 Patricia Drive

City: Gardnerville

City: Gardnerville

State: NV Zip: 89460

State: NV Zip: 89460

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

Print Name: First American Title Insurance Company

File Number: 121-2637943 TK/ KO

Address: 5310 Kietzke Lane, Suite 100

City: Reno

State: NV Zip: 89511-2043

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)