

A.P.N.: 1319-03-414-006
File No: 143-2640582 (et)
R.P.T.T.: \$2,827.50

When Recorded Mail To: Mail Tax Statements To:
The Louise F. Molinelli Trust
PO Box 264
Genoa, NV 89411

GRANT, BARGAIN and SALE DEED

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

Anthony F. Alessandrini, Trustee of the Alessandrini Family Trust Dated 4-3-02

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

Peggy Assereto, Successor Trustee of The Louise F. Molinelli Trust. dated September 6, 2020

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

LOT 5, IN BLOCK D, AS SET FORTH ON THE FINAL MAP#99-034-4 FOR, HIGH MEADOWS UNIT NO. 2, GENOA LAKES, PHASE 4, A PLANNED UNIT DEVELOPMENT, RECORDED JUNE 24, 2002 IN BOOK 0602 OF OFFICIAL RECORDS AT PAGE 7600, DOUGLAS COUNTY, NEVADA AS DOCUMENT NO. 545421.

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.

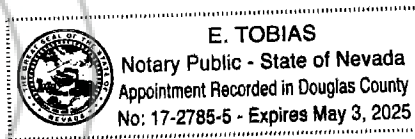
Anthony F. Alessandrini and Diane A.
Alessandrini, Trustees of the Alessandrini Family
Trust Dated 4-3-02

Anthony F. Alessandrini
Anthony F. Alessandrini, Trustee

STATE OF **NEVADA**)
) : **ss.**
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on 11-18-2021 by
Anthony F. Alessandrini, Trustee .

[Signature]
Notary Public
(My commission expires: 5/3/25)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow
No. 143-2640582.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1319-03-414-006
 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 | |
|----------------------------|-------------|
| Book _____ | Page: _____ |
| Date of Recording: _____ | |
| Notes: _____ | |

3. a) Total Value/Sales Price of Property: \$725,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$725,000.00
 d) Real Property Transfer Tax Due \$2,827.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
 b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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: [Signature]
 Signature: _____

Capacity: Agent
 Capacity: _____

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

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

Print Name: Alessandrini Family Trust
 Address: 2605 S Manitoba Dr
 City: Santa Ana
 State: CA Zip: 92704

Print Name: Trust
 Address: PO Box 264
 City: Genoa
 State: NV Zip: 89411

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

First American Title Insurance
 Print Name: Company
 Address 1663 US Highway 395, Suite 101
 City: Minden

File Number: 143-2640582 et/ et
 State: NV Zip: 89423

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