

APN: 0000-05-033-040  
RECORDING REQUESTED BY:  
Lakeside Lawyers, PLLC  
856 Tahoe Blvd.  
Incline Village, NV 89451

DOUGLAS COUNTY, NV  
RPTT:\$0.00 Rec:\$40.00  
\$40.00 Pgs=2  
LAKESIDE LAWYERS, PLLC  
KAREN ELLISON, RECORDER  
2022-980406  
01/28/2022 08:40 AM  
E07

AFTER RECORDING RETURN TO and SEND  
TAX STATEMENTS TO:  
James D. Poulos and Regina A. Poulos, Trustees  
of THE POULOS FAMILY TRUST, dated  
January 26, 2022  
PO Box 3164  
Incline Village, Nevada 89450

**Affirmation Statement:** I the undersigned hereby affirm that  
the attached document, including any exhibits, hereby  
submitted for recording does not contain the personal  
information of any person or persons. (Per NRS 239B.030)

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### **GRANT, BARGAIN AND SALE DEED**

THIS INDENTURE WITNESSETH: That GRANTORS: James D. Poulos and Regina A. Poulos, husband and wife as joint tenants with right of survivorship, for no consideration, do hereby Grant, Bargain, Sell and Convey to James D. Poulos and Regina A. Poulos, Trustees of THE POULOS FAMILY TRUST, dated January 26, 2022, and all of their successors in trust ("GRANTEE"), the real property situated in the County of Douglas, State of Nevada, described as follows:

#### **PARCEL 1:**

Lot 130, as shown on the map of SKYLAND SUBDIVISION NO. 2, filed for record in the Office of the County Recorder of Douglas County, Nevada, on July 22, 1959, as Document No. 14668.

#### **PARCEL 2:**

TOGETHER WITH a non-exclusive right-of-way for access to the waters of Lake Tahoe and for beach and recreational purposes as set forth in Deed recorded February 5, 1960, in Book 1, Page 268, File No. 15573, Official Records.

Assessor's Parcel Number: 0000-05-033-040.

Commonly known as: 193 Ray Way, Zephyr Cove, Nevada 89448.

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.

**Grantor:**

Dated this 26th day of January, 2022.

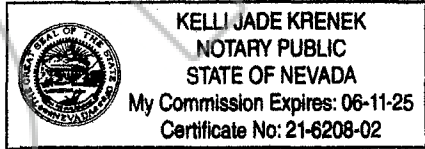
James D. Poulos  
James D. Poulos

Regina A. Poulos  
Regina A. Poulos

STATE OF NEVADA        )  
  ) ss.  
COUNTY OF WASHOE    )

This instrument was acknowledged before me on January 26, 2022, by James D. Poulos and Regina A. Poulos.

Signature Kelli Krenek (Seal)



# STATE OF NEVADA DECLARATION OF VALUE

**1. Assessor Parcel Number (s)**

- a) 0000-05-033-040
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

**2. Type of Property:**

- |                             |              |  |                 |
|-----------------------------|--------------|--|-----------------|
| a) <input type="checkbox"/> | Vacant Land  | b) <input checked="" type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/>            | 2-4 Plex        |
| e) <input type="checkbox"/> | Apt. Bldg.   | f) <input type="checkbox"/>            | Comm'l/Ind'l    |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/>            | Mobile Home     |
| i) <input type="checkbox"/> | Other        |  |                 |

<b>FOR RECORDERS OPTIONAL USE ONLY</b>
Notes: <u>Trust ok - js</u>

**3. Total Value/Sales Price of Property:**

	<u>\$ 0.00</u>
Deed in Lieu of Foreclosure Only (value of property)	\$ _____
Transfer Tax Value:	<u>\$ 0.00</u>
Real Property Transfer Tax Due:	<u>\$ 0.00</u>

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7
- b. Explain Reason for Exemption: A transfer of title to or from a trust without consideration if a certificate of trust is presented at the time of transfer.

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 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 James D. Poulos Capacity Grantor  
 Signature James D. Poulos Capacity Grantee

<p><b>SELLER (GRANTOR) INFORMATION</b> (REQUIRED)</p> <p>Print Name: <u>James D. Poulos</u>                  Address: <u>PO Box 3164</u>                  City: <u>Incline Village</u>                  State: <u>NV</u> Zip: <u>89450</u></p>	<p><b>BUYER (GRANTEE) INFORMATION</b> (REQUIRED)</p> <p>Print Name: <u>James D. Poulos, Trustee</u>                  Address: <u>PO Box 3164</u>                  City: <u>Incline Village</u>                  State: <u>NV</u> Zip: <u>89450</u></p>
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**COMPANY/PERSON REQUESTING RECORDING**  
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Lakeside Lawyers, PLLC Escrow # \_\_\_\_\_  
 Address: 856 Tahoe Blvd.  
 City: Incline Village State: NV Zip: 89451