

A.P.N.: 1318-23-218-024



KAREN ELLISON, RECORDER

E07

When Recorded Mail To: Mail Tax Statements To:
Mary M. McHugh
1305 Mossbrook Court
Roseville, CA 95661

GRANT, BARGAIN and SALE DEED

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

Mary M. McHugh, a married woman as her sole and separate property

do(es) hereby GRANT, BARGAIN and SELL to

Mary M. McHugh, trustee of the Mary M. McHugh Revocable Trust

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

LOT 51-B, AS \$HOWN ON THE MAP OF LAKE VILLAGE UNIT NO. 2D, FILED IN THE OFFICE OF THE COUNTY RECORDER ON JUNE 5, 1972, AS DOCUMENT NO. 59803, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA AND AMENDMENT RECORDED IN SEPTEMBER 21, 1977, AS DOCUMENT NO, 13198.

· 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.

Mary M. McHugh
Mary M. McHugh

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

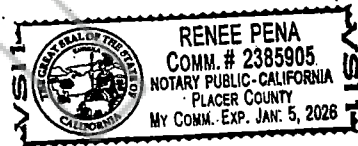
State of California
County of Placer

On 3/22/22 before me, Renee Pena notary public
(insert name and title of the officer)

personally appeared Mary M. McHugh
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in his/~~her~~/their authorized capacity(ies), and that by his/~~her~~/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Renee Pena (Seal)

This Notary Acknowledgement is attached to the Grant, Bargain and Sale Deed

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-23-218-024
 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 RECORDER'S OPTIONAL USE ONLY
 Book: _____ Page: _____
 Date of Recording: 3/24/22 Trust of
 Notes: _____

3. Total Value/Sales Price of Property \$ 760,000
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ _____

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 7
 b. Explain Reason for Exemption: into a trust without consideration

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 Mary M. McHugh Capacity Trustee
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Mary M. McHugh
 Address: 1305 Mossbrook Ct.
 City: Roseville, CA
 State: CA Zip: 95661

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Mary M. McHugh, Trustee
 Address: Mary M. McHugh Revocable Trust
 City: 1305 Mossbrook Ct. Roseville
 State: CA Zip: 95661

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____