

A.P.N.: 1419-04-002-02L
File No: 121-2644604 (PB)
R.P.T.T.: \$0.00

When Recorded Mail To: Mail Tax Statements To:
The Wallace Family Trust dated March 26, 2002
1880 N. El Camino Real #57
San Clemente, CA 92672

GRANT, BARGAIN and SALE DEED

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

George B. Wallace and Jane F. Wallace Trustees of the Wallace Family Trust dated March 26, 2002 who erroneously acquired title as George E. Wallace and Jane F. Wallace Trustees of the Wallace Family Trust dated March 26, 2002

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

George B. Wallace and Jane F. Wallace Trustees of the Wallace Family Trust dated March 26, 2002

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

PARCEL 1

LOT 178 OF CLEAR CREEK TAHOE - PHASE 1A & 1B, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON NOVEMBER 18, 2016, AS FILE NO. 2016-890939, OFFICIAL RECORDS, AS AMENDED BY CERTIFICATE OF AMENDMENT RECORDED JANUARY 23, 2017, AS FILE NO. 2017-893667, AND RECORDED JUNE 13, 2018, AS FILE NO. 2018-915417, AND RECORDED JUNE 13, 2018, AS FILE NO. 2018-915418.

PARCEL 2

EASEMENTS GRANTED IN THAT CERTAIN MASTER DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS AND RESERVATION OF EASEMENTS FOR CLEAR CREEK TAHOE, RECORDED SEPTEMBER 27, 2016 AS DOCUMENT NO. 2016-888265, OFFICIAL RECORDS. AND AMENDMENTS THERETO RECORDED AS DOCUMENT NUMBERS 890755, 902099 AND 916465.

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.

COPY

George B. Wallace, Trustee

George B. Wallace, Trustee

Jane F. Wallace, Trustee

Jane F. Wallace, Trustee

STATE OF California)
COUNTY OF Orange) :ss.

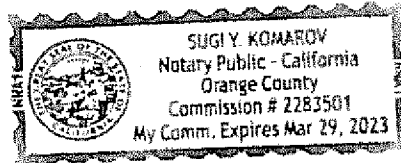
This instrument was acknowledged before me on this:
01 day of April 2022

By: George B. Wallace

By: Jane F. Wallace, Its: Trustees

Notary Public
(My commission expires: 03/29/2023)

[Signature]



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1419-04-002-026
 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: \$0.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 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: 3
 b. Explain reason for exemption: Deed being recorded to correct trust vesting

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: [Signature]
 Signature: [Signature]

Capacity: As Agent
 Capacity: As Agent

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

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

Print Name: The Wallace Family Trust dated March 26, 2002

Print Name: The Wallace Family Trust dated March 26, 2002

Address: 1880 N. El Camino Real #57

Address: 1880 N. El Camino Real #57

City: San Clemente

City: San Clemente

State: California Zip: 92672

State: CA Zip: 92672

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

Print Name: Company
 Address: 5310 Kietzke Lane, Suite 100
 City: Reno

File Number: 121-2644604 PB/ aw

State: NV Zip: 89511-2043

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