

APN: 1319-18-311-005
R.P.T.T. \$0.00

**RECORDING REQUESTED BY,
WHEN RECORDED, MAIL TO
AND MAIL TAX STATEMENTS TO:**

MFT Farm Irrevocable Trust
c/o Douglas R. Thornley, Trustee
1040 Skyline Boulevard
Reno, Nevada 89509

The undersigned hereby affirm(s) that this document, including any exhibits, submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030)

GRANT, BARGAIN AND SALE DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **John E. Farley, Jr., an unmarried man** (“Grantor”) does hereby GRANT, BARGAIN and SELL to **Douglas R. Thornley, as Trustee of the MFT FARM IRREVOCABLE TRUST** (whose address is: 1040 Skyline Boulevard, Reno, Nevada 89509), the real property situate in Douglas County, State of Nevada, described in **Exhibit “A”** attached hereto and incorporated herein by this reference (the “Property”);

TOGETHER WITH all rights, entitlements, privileges, easements, tenements, hereditaments and appurtenances to the Property, and any reversions, remainders, rents, issues or profits thereof.

[SIGNATURE PAGE FOLLOWS]

The Grant, Bargain and Sale Deed is executed as of the date of notarization of the signature immediately set forth below, but to be effective as the 27th day of April, 2022.

John E. Farley

John E. Farley, Jr.

STATE OF NEVADA)
)
COUNTY OF WASHOE)

This instrument was acknowledged before me on April 27, 2022, by John E. Farley, Jr.



Diane Y. Tschopp

Notary Public
My Commission Expires: 6/19/22

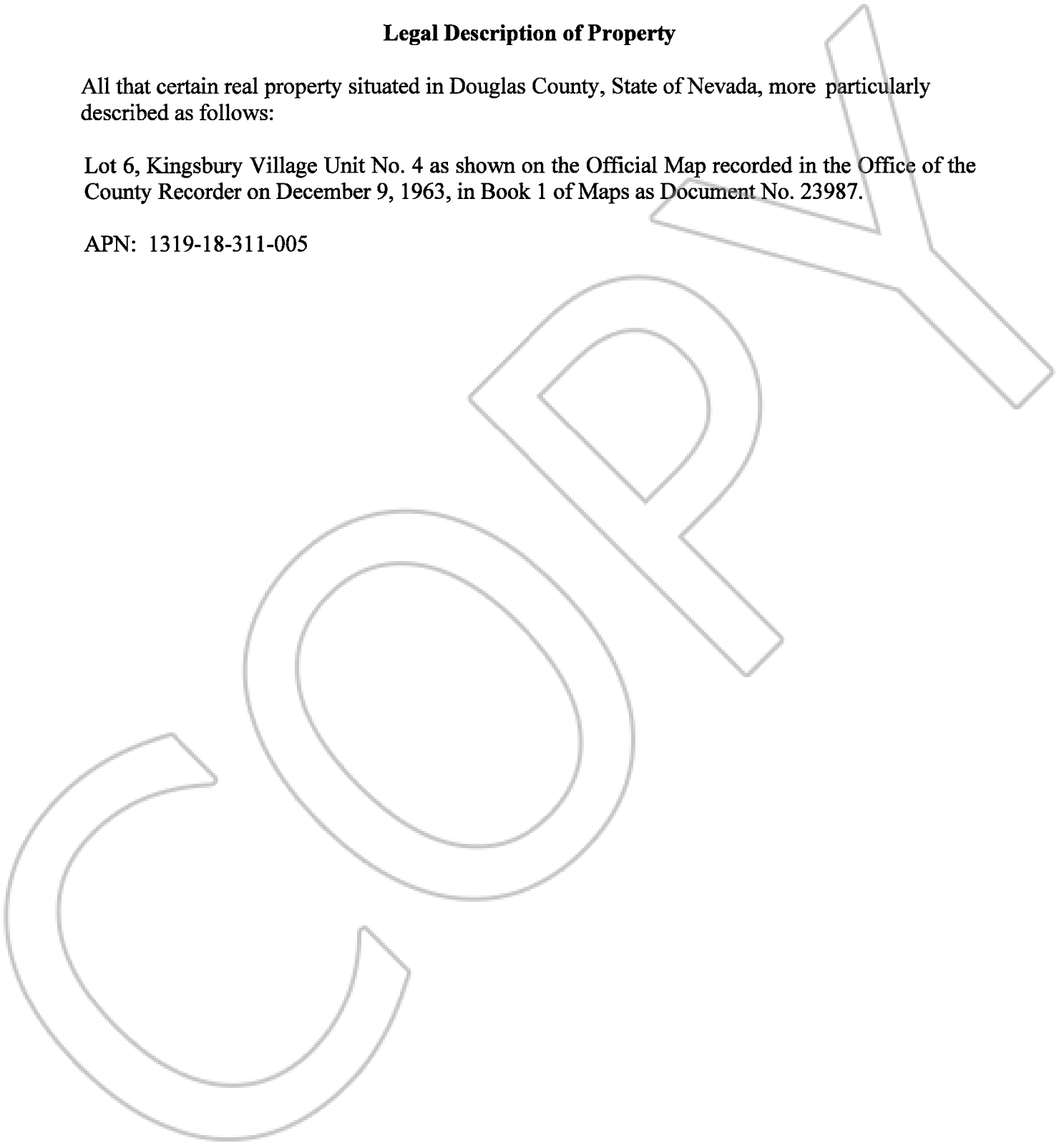
EXHIBIT "A"

Legal Description of Property

All that certain real property situated in Douglas County, State of Nevada, more particularly described as follows:

Lot 6, Kingsbury Village Unit No. 4 as shown on the Official Map recorded in the Office of the County Recorder on December 9, 1963, in Book 1 of Maps as Document No. 23987.

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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1319-18-311-005
 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 ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Trust ok - JS</u>	

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

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 7
 b. Explain Reason for Exemption: Transfer to a trust without consideration.
Per Section 3 of the Trust Certification, the undersigned, Doug Thornley, is the sole acting Trustee of the Trust.
5. Partial Interest: Percentage being transferred: 100.00 %

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 John Farley Capacity Grantor

Signature Doug Thornley Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: John E. Farley, Jr.
 Address: 155 Old Mill Place
 City: Washoe Valley
 State: NV Zip: 89704

Print Name: MFT Farm Irrevocable Trust
 Address: 1040 Skyline Blvd.
 City: Reno
 State: NV Zip: 89509

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Holland & Hart LLP Escrow # _____

Address: 5441 Kietzke Lane, 2nd Floor

City: Reno State: NV Zip: 89511

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