

APN: 1420-35-101-025
RETURN RECORDED DEED TO:
ANDREA K. PRESSLER, ESQ.
JOHNSON LAW PRACTICE, PLLC
611 Sierra Rose Drive, Ste. A
Reno, NV 89511

GRANTEE/MAIL TAX STATEMENTS TO:
CAROLYN RENEE HUNTON, Trustee
2759 Goodnight Court
Minden, NV 89423

The party executing this document hereby affirms that this document submitted for recording does not contain the social security number of any person or persons pursuant to NRS 239B.030

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made on 6/7, 2022, by and between CAROLYN RENEE HUNTON, F/K/A Carolyn R. Hunton, single, grantor, and CAROLYN RENEE HUNTON, Trustee of "THE CAROLYN RENEE HUNTON 2022 TRUST," dated June 7, 2022, grantee,

WITNESSETH:

That the grantor, in consideration of the sum of Ten and No/100 Dollars (\$10.00), lawful money of the United States, and other good and valuable consideration to them in hand paid by the grantee, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, and sell to the grantee, and to grantee's successors and assigns, all grantor's interest in that certain parcel of real property located in Douglas County, State of Nevada, and more particularly described as follows:

(See, Exhibit "A" attached hereto and incorporated herein by this reference.)

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder or remainders, rents, issues, and profits thereof.

TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said grantee and to her successors and assigns forever.

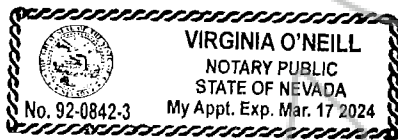
IN WITNESS WHEREOF, the grantor has executed this conveyance the day and year first above written.

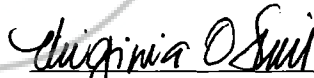


CAROLYN RENEE HUNTON

STATE OF NEVADA)
 : ss.
WASHOE COUNTY)

On 6/7, 2022, personally appeared before me, a notary public, CAROLYN RENEE HUNTON, personally known (or proved) to me to be the person whose name is subscribed to the foregoing Grant, Bargain and Sale Deed, who acknowledged to me that she executed the foregoing document.





NOTARY PUBLIC

EXHIBIT "A"

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

Being a portion of the Northwest $\frac{1}{4}$ of Section 35, Township 14 North, Range 20 East, described as follows: Parcel B of Parcel Map for Helen Goodnight filed for record in the office of the County Recorder of Douglas County, State of Nevada, on November 12, 1980, Book 1180, Page 551, as Document No. 50549.

Being Assessor's Parcel Number: 1420-35-101-025

(Pursuant to NRS 111.312 this legal description was previously recorded as Document 2020-952345, 9/11/2020)

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1420-35-101-025
 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
 Other

FOR RECORDERS OPTIONAL USE ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: 6/8/22 Trust Ok~A.B.

- 3.a. Total Value/Sales Price of Property \$ _____
 b. Deed in Lieu of Foreclosure Only (value of property (_____)
 c. Transfer Tax Value: \$ _____
 d. 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: A transfer of title to a trust without consideration if certificate of trust is presented at the time of transfer

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 *Carolyn Renee Hunton* Capacity: Grantor

Signature _____ Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Carolyn Renee Hunton
 Address: 2759 GOODNIGHT CT
 City: MINDEN
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Carolyn Renee Hunton, Trustee
 Address: 2759 GOODNIGHT CT
 City: MINDEN
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: JOHNSON LAW PRACTICE Escrow # _____
 Address: 611 Sierra Rose Dr, Ste A
 City: Reno State: NV Zip: 89511