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Anderson, Dorn & Rader, Ltd.

APN: 25-711-29

RECORDING REQUESTED BY:

Bryce L. Rader, Esq.
Anderson, Dorn & Rader, Ltd.
500 Damonte Ranch Parkway, Suite 860
Reno, Nevada 89521

AFTER RECORDING MAIL TO:

Anderson, Dorn & Rader, Ltd.
500 Damonte Ranch Parkway, Suite 860
Reno, Nevada 89521

MAIL TAX STATEMENT TO:

Eric Marchand Mears, Trustee
11476 Miscou Way
Cypress, CA 90630

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT,

ERIC MARCHAND MEARS and VIRGINIA IRENE MILLER, Trustees of the
CARLETON M. MEARS, JR. LIVING TRUST, dated May 14, 1986

For NO consideration, does hereby Grant, Bargain, Sell and Convey unto:

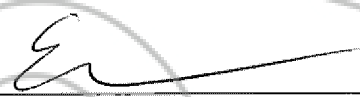
ERIC MARCHAND MEARS, Trustee of the
EMM TRUST,
under the CARLETON M. MEARS, JR. LIVING TRUST,
dated May 14, 1986

ALL that real property situated in Douglas County, State of Nevada, more particularly described in Exhibit "A," attached hereto and incorporated herein, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues of profits thereof.

Subject To: 1. Taxes for the Current fiscal year, paid current
2. Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

WITNESS my hand this 27 day of June, 2022.


ERIC MARCHAND MEARS, Trustee

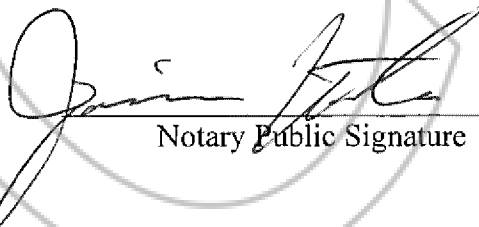
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA
COUNTY OF ORANGE

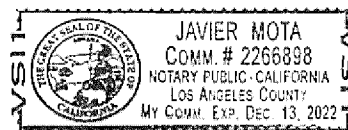
On 27 JUNE, 2022, before me, JAVIER MOTA,
a Notary Public, personally appeared ERIC MARCHAND MEARS, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their 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.


Notary Public Signature

Notary Public Seal



WITNESS my hand this 10 day of June, 2022.

Virginia Irene Miller
VIRGINIA IRENE MILLER, Trustee

STATE OF NEVADA)
COUNTY OF Douglas) ss:

Signed and sworn to (or affirmed) before me on June 10, 2022, by
VIRGINIA IRENE MILLER, Trustees.

Letty Gaytan
Notary Public



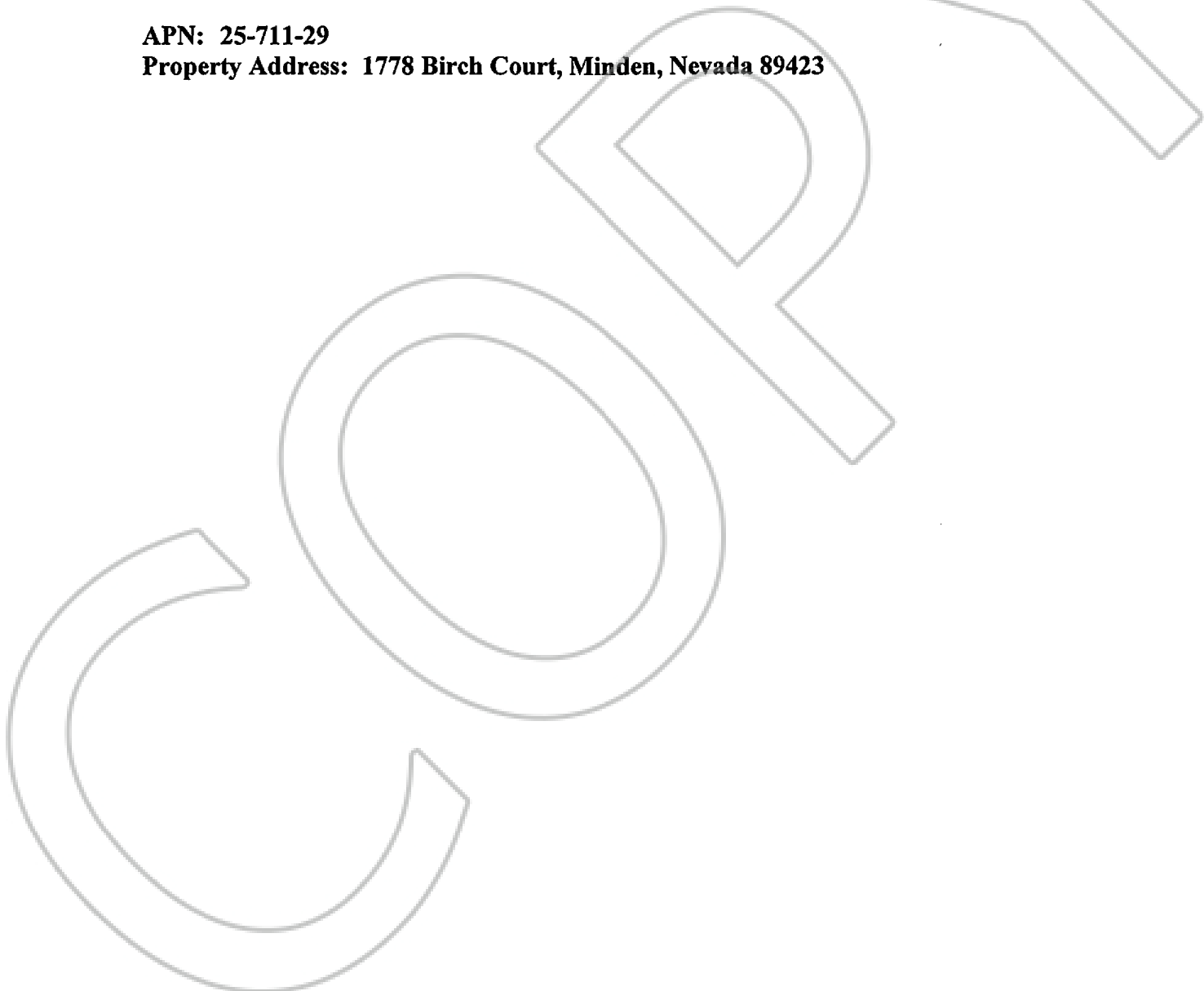
EXHIBIT "A"

Legal Description:

UNIT 207, SHOWN ON THE OFFICIAL PLAT OF WINHAVEN, UNIT NO. 5, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA ON FEBRUARY 10, 1994, IN BOOK 294 OF OFFICIAL RECORDS AT PAGE 1845, AS DOCUMENT NO. 329790.

APN: 25-711-29

Property Address: 1778 Birch Court, Minden, Nevada 89423



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
a. 25-711-29
b. _____
c. _____
d. _____

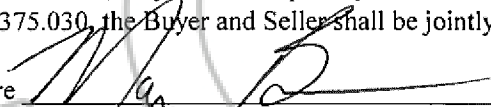
2. Type of Property:
a. Vacant Land b. Single Fam. Res.
c. Condo/Twnhse d. 2-4 Plex
e. Apt. Bldg f. Comm'l/Ind'l
g. Agricultural h. Mobile Home
 Other

FOR RECORDERS OPTIONAL USE ONLY
Book _____ Page: _____
Date of Recording: _____
Notes: Verified Trust - js

3.a. Total Value/Sales Price of Property \$ 0
b. Deed in Lieu of Foreclosure Only (value of property) (0)
c. Transfer Tax Value: \$ 0
d. Real Property Transfer Tax Due \$ 0

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

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  Capacity: Representative

Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Eric Marchand Mears, Trustee
Address: 11476 Miscou Way
City: Cypress
State: CA Zip: 90630

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Eric Marchand Mears, Trustee
Address: 11476 Miscou Way
City: Cypress
State: CA Zip: 90630

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

Print Name: Anderson Dorn & Rader
Address: 500 Damonte Ranch Pkwy., Ste. 860
City: Reno

Escrow # _____
State: NV Zip: 89521

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED