

APN: 1318-23-810-018
R.P.T.T.: \$0.00
Exempt: (NRS 375.090, Section 5)



KAREN ELLISON, RECORDER E07

This Document Prepared By:
ROBERT E. JEPPSON, ESQ.
2311 Lake Tahoe Blvd., Suite 9
South Lake Tahoe, California 96150

**After Recording, Return and
Mail Tax Statements To:**
Karen A. Joaquin
1251 Mount Rainier Drive
South Lake Tahoe, CA 96150

Send Subsequent Tax Bills To:
Karen A. Joaquin
1251 Mount Rainier Drive
South Lake Tahoe, CA 96150

GIFT DEED

THIS INDENTURE WITNESSETH THAT,

**BARBARA LOUISE NAEGELI, as Trustee of THE BARBARA L. NAEGELI
SURVIVOR'S TRUST TUA DTD APRIL 10, 2001, the GRANTOR,**

AS A GIFT TO HER DAUGHTER, does hereby GRANT AND CONVEY to:

KAREN A. JOAQUIN, a married woman, as her separate property, the GRANTEE,

All of the following described real estate situated in the County of Douglas, State of Nevada:

Lot 20, in Block A, as shown on the Official Map of KINGSBURY MEADOWS
SUBDIVISION, filed for record in the office of the County Recorder of Douglas County,
Nevada, on July 5, 1955, as file No. 10542.

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Per NRS 111.312 – The Legal Description appeared previously in the Grant, Bargain, Sale Deed,
recorded on January 27, 2020, as Document No. 2020-941383 in Douglas County Records, Douglas
County, Nevada.

MORE commonly known as: 194 Cottonwood Dr., Stateline, NV 89449.

SUBJECT TO: the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements that are
now of record, if any.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging
or in anywise appertaining.

Dated this 30 day of June, 2022.

Barbara L. Naegli TCE
BARBARA LOUISE NAEGELI,
as Trustee of THE BARBARA L. NAEGELI
SURVIVOR'S TRUST TUA DTD APRIL 10, 2001

State of Nevada
County of Douglas

This instrument was acknowledged before me on this June 30, 2022, by BARBARA LOUISE NAEGELI.



(Notary stamp)

Kathleen Lippiatt

(Signature of notarial officer)

The undersigned hereby affirm that this document submitted for recording does not contain a social security number.

Barbara Louise Naegeli TCE

BARBARA LOUISE NAEGELI,
as Trustee of THE BARBARA L. NAEGELI
SURVIVOR'S TRUST TUA DTD APRIL 10, 2001

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s):

- a. 1318-23-810-018
- b. _____
- c. _____
- d. _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: <i>Verified Trust - J</i>	

2. Type of Property:

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

Per Laurent - OK to change Exemption to #7 - TRF is w/o consideration

3. a. Total Value /Sales Price of Property:

b. Deed in Lieu of Foreclosure Only (value of property)	\$	<u>NO SALE</u>
c. Transfer Tax Value:	\$	<u>0.00</u>
d. Real Property Transfer Tax Due:	\$	<u>0.00</u>

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 5 ⁷
- b. Explain Reason for Exemption: Transfer without consideration to grantor's daughter. *From TRUST*

5. Partial Interest: Percentage being transferred: _____ **100 %**

The undersigned declare and acknowledge, 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: *Barbara Naegeli TTE* Capacity: Grantor

Signature: *[Signature]* Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Barbara Naegeli, as Trustee
Address: PO Box 2159
City: Stateline
State: NV Zip: 89449

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Karen A. Joaquin
Address: 1251 Mount Rainier Drive
City: South Lake Tahoe
State: CA Zip: 96150

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

ROBERT E. JEPSON, ESQ.
2311 Lake Tahoe Blvd., Suite 9
South Lake Tahoe, California 96150

AS A PUBLIC RECORD, THIS FORM MAY BE RECORDED/MICROFILMED