

APN: 1220-22-410-212

Recording Requested By:  
Robert P. Huckaby, Attorney at Law



KAREN ELLISON, RECORDER

E07

When Recorded Mail To:  
Carl and Roxanne King  
1430 Mary Jo Dr.  
Gardnerville, NV 89460

Mail tax statements to Grantee as above address.

### GRANT, BARGAIN and SALE DEED

THIS INDENTURE WITNESSETH: That CARL D. KING and ROXANNE KING, husband and wife as joint tenants, as a gift for no consideration,

does hereby Grant, Bargain, Sell and Convey to CARL KING and ROXANNE KING <sup>CK</sup> as Trustees of the KING FAMILY TRUST (created by a Trust Instrument dated May 20, 2016), and to the heirs and assigns of such Grantee forever,

all that certain real property situated in the County of Douglas, State of Nevada, commonly known as 1430 Mary Jo Drive, Gardnerville, Nevada, more particularly described as

Lot 820, as shown on the Map of Gardnerville Ranchos Unit No. 7, filed in the Office of the Recorder of Douglas County, Nevada on March 27, 1974, in Book 374, at Page 676, as Document No. 72456.

Assessors Parcel No. 1220-22-410-212

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, including easements and water rights, if any, and any reversions, remainders, rents, issues or profits thereof, subject to reservations and restrictions now of record.

I affirm the foregoing document does not contain the social security number of any person.

Dated: September 29, 2021

Carl D. King  
Carl D. King

Roxanne King  
Roxanne King

APN: 1220-22-410-212

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.

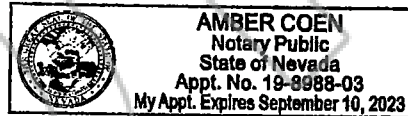
STATE OF ~~CALIFORNIA~~ ) SS.  
COUNTY OF ~~EL DORADO~~ )  
*Nevada. (AC)*  
*Douglas (AC)*

On October 1, 2021 before me, Amber Coen, Notary Public, personally appeared Carl D. King and Roxanne King, 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~~ *Nevada (AC)* that the foregoing paragraph is true and correct.

Witness my hand and official seal.

Amber Coen  
Notary Public



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1220-22-410-212  
 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: <u>8/11/22</u>	
NOTES: _____ <i>Found OK</i>	

3. Total Value/Sales Price of Property: \$ \_\_\_\_\_  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_  
 Transfer Tax Value: \$ \_\_\_\_\_  
 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 grantor trust for zero consideration

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 Carl King Capacity grantor/grantee  
 Signature \_\_\_\_\_ Capacity grantor/grantee

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: Carl & Roxanne King  
 Address: 1430 Mary Jo Dr  
 City: Gardnerville  
 State: NV Zip: 89460

Print Name: King Family Trust, Carl & Roxanne King Ttee  
 Address: 1430 Mary Jo Dr  
 City: Gardnerville  
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: \_\_\_\_\_ Escrow # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

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