

APN 1420-35-310-028

Recording requested by:
Leo Raymond Callagy III
Rebecca Robin Callagy
2659 Skyline Drive
Minden, NV 89423

Mail tax statements to:
Leo Raymond Callagy III
Rebecca Robin Callagy
2659 Skyline Drive
Minden, NV 89423



KAREN ELLISON, RECORDER

E07

GRANT, BARGAIN AND SALE DEED

For valuable consideration, the receipt of which is hereby acknowledged, we, LEO R. CALLAGY III and REBECCA R. CALLAGY, husband and wife, (as "Grantors") hereby grant and convey to:

LEO RAYMOND CALLAGY III and REBECCA ROBIN CALLAGY as Trustees, or their successors in trust, under the CALLAGY FAMILY LIVING TRUST, dated March 10, 2020, (as "Grantees"), all right, title and interest in the following real property situated in the County of Douglas, State of Nevada:

LEGAL DESCRIPTION

Lot 59, in Block E, as set forth on the final subdivision map FSM#94-04-01 for Skyline Ranch Phase 1, filed for record with the Douglas County Recorder on May 11, 2001 in Book 0501, Official Records, Page 3298, as Document No. 514006.

Commonly Known As: 2659 Skyline Drive, Minden, Nevada 89423

Together with all tenements, hereditaments, and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues, or profits thereof.

This conveyance is subject to the following liens and encumbrances: (1) General, special and any supplemental county taxes and assessments not delinquent; (2) covenants, conditions, restrictions, reservations, easements and rights-of-way of record, if any.

This Deed Dated this 10 day of March, 2020.

Leo R. Callagy III
LEO R. CALLAGY III

Rebecca R. Callagy
REBECCA R. CALLAGY


STATE OF NEVADA)
)ss
COUNTY OF DOUGLAS)

On Monday 10/12/2020, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Leo R. Callagy III and Rebecca R. Callagy known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

I certify under penalty of perjury under the laws of the State of Nevada that the foregoing is true and correct.

WITNESS my hand and official seal.

My Commission Expires: 11/5/23



Notary Public

Lindsay Wheeler

Printed Name



STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1420-35-310-028
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|-----------------------------|--------------|--|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input checked="" type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | Other | | |

FOR RECORDERS OPTIONAL USE ONLY
Notes: <u>Verified Trust - GR</u>

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$

Transfer Tax Value: \$

Real Property Transfer Tax Due: \$

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7
- b. Explain Reason for Exemption: Transfer to 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 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 Leo R. Callagy III Rebecca R Callagy capacity GRANTOR, Trustor

Signature Leo Raymond Callagy III Rebecca Robin Callagy capacity GRANTEE, Trustee

SELLER (GRANTOR) INFORMATION BUYER (GRANTEE) INFORMATION

(REQUIRED)	(REQUIRED)
Print Name: <u>Leo R. Callagy III and Rebecca R. Callagy</u>	Print Name: <u>Leo Raymond Callagy III and Rebecca Robin Callagy , TE</u>
Address: <u>2659 Skyline Drive</u>	Address: <u>2659 Skyline Drive</u>
City: <u>Minden</u>	City: <u>Minden</u>
State: <u>NV</u> Zip: <u>89423</u>	State: <u>NV</u> Zip: <u>89423</u>

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: High Sierra Legal **Escrow #** _____

Address: PO Box 50153

City: Reno **State:** NV **Zip:** 89513

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)