

DOUGLAS COUNTY, NV

**2022-988526**

RPTT:\$0.00 Rec:\$40.00

08/17/2022 10:52 AM

\$40.00 Pgs=2

ALLING & JILLSON LTD

KAREN ELLISON, RECORDER

E07

**APN: 1318-23-810-096**

**RECORDING REQUESTED BY AND  
WHEN RECORDED MAIL TO:**

Jamie L. Walker, Esq.  
c/o ALLING & JILLSON, LTD.  
276 Kingsbury Grade, Suite 2000  
Post Office Box 3390  
Lake Tahoe, Nevada 89449-3390

**MAIL TAX STATEMENTS TO:**

Elaine R. Turiano  
Post Office Box 2297  
191 William Lane  
Lake Tahoe, NV 89449

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**GIFT DEED**

FOR NO CONSIDERATION, ELAINE R. TURIANO, Trustee of the Turiano Family Trust, ("Grantor"), does Gift, Assign, Transfer, and Convey to Gerard M. Turiano, a married man as his sole and separate property ("Grantee"), an undivided fifty percent (50%) interest and to that certain real property situate in the County of Douglas, State of Nevada, more particularly described as follows:

Lot 19, Block F, as shown on the Map of Kingsbury Meadows Subdivision, filed in the office of the County Recorder of Douglas County, State of Nevada, July 5, 1955, Document No. 10542.

TOGETHER WITH the tenements, hereditaments and appurtenances belonging thereto or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD said premises, together with the appurtenances,  
unto said Grantees and to their survivors, heirs and assigns of such survivors forever.

DATED: July 28 , 2022

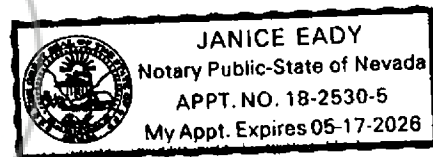
  
ELAINE R. TURIANO, Trustee of the  
Turiano Family Trust

STATE OF NEVADA        )  
  ) ss.  
COUNTY OF DOUGLAS    )

This instrument was acknowledged before me on July 28, 2022, by Elaine  
R. Turiano.

WITNESS my hand and official seal.

  
NOTARY PUBLIC



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s):  
(a) 1318-23-810-096  
(b) \_\_\_\_\_  
(c) \_\_\_\_\_  
(d) \_\_\_\_\_

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument #: \_\_\_\_\_  
Book: \_\_\_\_\_ Page: \_\_\_\_\_  
Date of Recording: \_\_\_\_\_  
Notes: Verified Trust - js

2. Type of Property:  
(a)  Vacant Land                   X (b) SFR  
(c)  Condo/Townhouse            (d) 2-4 Plex  
(e)  Apartment Building        (f) Commercial/Ind.  
(g)  Agricultural                  (h) Mobile Home  
(i)  Other: \_\_\_\_\_

3. Total Value/Sale Price of Property: \$ 0  
Deed in Lieu of Foreclosure Only (value of property): \$ \_\_\_\_\_  
Transfer Tax Value: \$ \_\_\_\_\_  
Real Property Transfer Tax Due: \$ 0

4. If Exemption Claimed:  
a. Transfer Tax Exemption, per NRS 375.090(7).  
b. Explain Reason for Exemption: A transfer of title to or from a trust without consideration if a certificate of trust is present at the time of transfer.

5. Partial Interest: Percentage being transferred: 50 %

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: [Signature] Capacity Seller, Jamie L. Walker, Esq., Legal Representative  
Signature: [Signature] Capacity Buyer, Jamie L. Walker, Esq., Legal Representative

SELLER (GRANTOR) INFORMATION  
(Required)

Name Elaine R. Turiano, Trustee of the Turiano Family Trust  
Address Post Office Box 2297  
City/State/Zip Stateline, NV 89449

BUYER (GRANTEE) INFORMATION  
(Required)

Name Gerard M. Turiano  
Address Post Office Box 2297  
City/State/Zip Stateline, NV 89449

COMPANY/PERSON REQUESTING RECORDING  
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: ALLING & JILLSON, LTD.  
Address: Post Office Box 3390  
Lake Tahoe, NV 89449

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