

APN# 1220-16-610-047

Recording Requested by/Mail to:

Name: Randolph Floyd Sauer

Address: 1351 Jobs Peak Drive

City/State/Zip: Gardnerville, NV 89460

Mail Tax Statements to:

Name: Randolph Floyd Sauer

Address: 1351 Jobs Peak Drive

City/State/Zip: Gardnerville, NV 89460



KAREN ELLISON, RECORDER

E07

Grant, Bargain and Sale Deed

Title of Document (required)

------(Only use if applicable)-----

The undersigned hereby affirms that the document submitted for recording
DOES contain personal information as required by law: (check applicable)

Affidavit of Death – NRS 440.380(1)(A) & NRS 40.525(5)

Judgment – NRS 17.150(4)

Military Discharge – NRS 419.020(2)

Signature

Joan E. Neuffer, Esq.

Printed Name

This document is being (re-)recorded to correct document # _____, and is correcting

APN: 1220-16-610-047

When Recorded Mail To:

Randolph Floyd Sauer
1351 Jobs Peak Drive
Gardnerville, NV 89460

Mail Tax Statements To:

Randolph Floyd Sauer
1351 Jobs Peak Drive
Gardnerville, NV 89460

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That RANDOLPH FLOYD SAUER, a single man, and formerly Trustee of the Randolph Sauer Trust, dated February 14, 2022, residing at 1351 Jobs Peak Drive, Gardnerville, Nevada 89460, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby Grant, Bargain, Sell and convey to the GRANTEE, RANDOLPH FLOYD SAUER, Trustee of the Sierra Springs Living Trust, dated September 7, 2022, as amended, and to the successor trustees, heirs, and assigns of such GRANTEE(S) forever, all that real property situated in the County of Douglas, State of Nevada, commonly known as 1351 Jobs Peak Drive, Gardnerville, Nevada 89460 and more particularly described in **Exhibit A** attached and incorporated herein, and further, subject to:

1. All general and special taxes for the current fiscal year
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents this 7th day of September, 2022.



RANDOLPH FLOYD SAUER
Grantor

STATE OF NEVADA)
): ss.
COUNTY OF DOUGLAS)

On September 7, 2022, before me, Camille E. Arend, personally appeared RANDOLPH FLOYD SAUER, personally known to me, or proven to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person or entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



Camille E. Arend, Notary

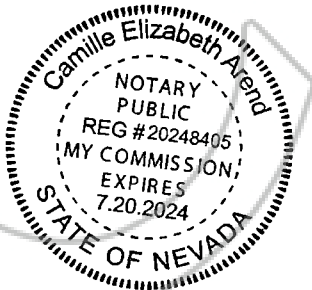
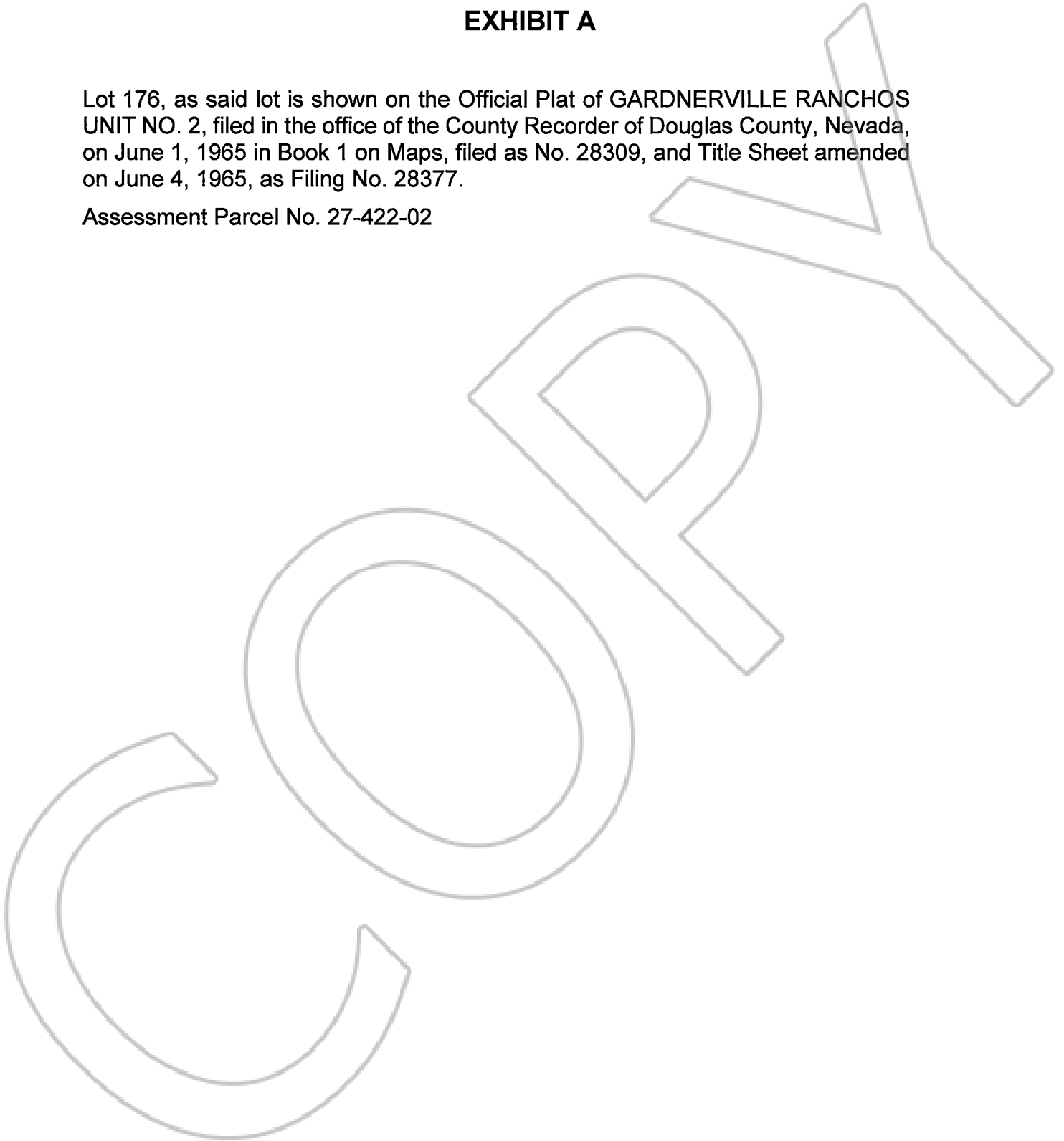


EXHIBIT A

Lot 176, as said lot is shown on the Official Plat of GARDNERVILLE RANCHOS UNIT NO. 2, filed in the office of the County Recorder of Douglas County, Nevada, on June 1, 1965 in Book 1 on Maps, filed as No. 28309, and Title Sheet amended on June 4, 1965, as Filing No. 28377.

Assessment Parcel No. 27-422-02



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1220-16-610-047
 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: 9/8/22
 NOTES: Trust ok 148

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

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # (7)
 b. Explain Reason for Exemption: transfer of home to living trust NO 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 *Randolph Floyd Sauer* Capacity owner
 Randolph Floyd Sauer

Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Randolph Floyd Sauer
 Address: 1351 Jobs Peak Drive
 City: Gardnerville
 State: NV Zip: 89460

Print Name: Randolph Floyd Sauer, Trustee of the Sierra Springs Living Trust, dated September 7, 2022, as amended
 Address: 1351 Jobs Peak Drive

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

City: Gardnerville
 State: NV Zip: 89460

Print Name: D'TERRA LAW, LLC Escrow # _____
 Address: 1692 County Road, Suite C
 City: Minden State: NV Zip: 89423