DOUGLAS COUNTY, NV

2022-991162

Rec:\$40.00 Total:\$40.00

10/27/2022 10:35 AM

WILLIAM CHERRY ASSOCIATES

Pgs=5

E07

APN# 1420-28-811-035	
Recording Requested by/Mail to:	KAREN ELLISON, RECORDER E07
Name: Glenda Lafleur	\ \
Address: 1744 Apache Ave.	\ \
City/State/Zip: South Lake Tahoe, CA 96150	
Mail Tax Statements to:	
Name: Glenda Lafleur	
Address: 1744 Apache Ave.	
City/State/Zip: South Lake Tahoe, CA 96150	
Grant, Barga	ain, Sale Deed
The undersigned hereby affirms t	se if applicable) hat the document submitted for recording ion 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)
6	
Signature	
Glenda Lafleur	
Printed Name	<del></del>
. / /	document #, and is correcting

APN: 1420-28-811-035

RECORDING REQUESTED BY:

Glenda Lafleur 1744 Apache Ave South Lake Tahoe, CA 96150

AFTER RECORDATION, RETURN BY MAIL TO:

Glenda Lafleur 1744 Apache Ave South Lake Tahoe, CA 96150

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: On this day of other, 2022, Glenda Lafleur, Successor Trustee of the Ellen G. LaFortune 2003 Family Trust, dated July 2, 2003, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Glenda Lafleur, a widow, and to the heirs and assigns of such Grantee forever, her interest in all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

## See Exhibit "A" attached hereto and made a part hereof.

Subject to Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any. TOGETHER with all and singular the tenements, hereditaments and appurtenances now of record, if any.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above written.

Glenda Lafleur, Trustee

STATE OF California

COUNTY OF El Dorado

This instrument was acknowledged before me on the \_\_\_\_\_\_ day of October , 20 \_\_\_\_\_ by Glenda Lafleur.

Notary Public



## EXHIBIT "A"

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

That certain lot, piece or parcel of land situate and being on the SE ¼ of Sec. 28., T. 14 N., Range 20 E., M.D.B. & M., Douglas County, Nevada, further described as follows:

Lot #7, Stephanie, Saratoga Heights, Subdivision #1, Douglas County, Nevada, according to the Official Map thereof, filed in the office of the County Recorder of Douglas County Nevada, May 15, 1961 under file number 17827

Per NRS 111.312, this legal description was previously recorded at Document No. 2003-585411, Book 0803, Page 1480, on 08/05/2003

APN: 1420-28-811-035



## **CALIFORNIA ALL PURPOSE ACKNOWLEDGMENT**

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 }		
COUNTY OF <u>El Dorado</u> }  On <u>October 21, 2023</u> before me,		
On October 21, 2022 before me,	Erika D. Marston Notary	
Public, personally appeared	nda Lafleur	
Name(s) of .	Signer(s)	
	evidence to be the person(s) whose name(s) (is/are	
	ledged to me that he/she/they executed the same in by his/ner/their signature(s) on the instrument the	
person(s), or the entity upon behalf of which the pe		
I certify under PENALTY OF PERJURY under the law.	s of the State of California that the foregoing paragraph	
is true and correct.		
WITNESS my hand and official seal.  Signature:	ERIKA D. MARSTON Notary Public - California El Dorado County Commission # 2364753 My Comm. Expires Jul 8, 2025	
Though this section is optional, completing this information can deter alteration of the document or fraudulent		
attachment of this form to an unintended document.		
Description of Attached Document Title or Type of Document:    Document Date:		
Capacity(ies) Claimed by Signer(s)		
Signers Name:  ☐ Corporate Officer – Title(s)	Signers Name: Corporate Officer − Title(s)	
□ Partner - □ Limited □ General	☐ Partner - ☐ Limited ☐ General	
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact	
☐ Trustee ☐ Guardian or Conservator	☐ Trustee ☐ Guardian or Conservator	
Other:	Other:	
Signer is Representing:	Signer is Representing:	

STATE OF NEVADA	
DECLARATION OF VALUE	
I. Assessor Parcel Number(s)	$\wedge$
a) 1420-28-811-035	( \
b)	\ \
c)	\ \
d)	\ \
	\ \
2. Type of Property:	\ \
a) Vacant Land b) Single Fam. Re	es.
c) Condo/Twnhse d) 2-4 Plex	FOR RECORDERS OPTIONAL USE ONLY
	BOOK PAGE
	DATE OF RECORDING: 10 17 3472
g) Agricultural h) Mobile Home	NOTES:
i)	
3. Total Value/Sales Price of Property:	<u> </u>
Deed in Lieu of Foreclosure Only (value of property	
Transfer Tax Value:	<u>\$</u>
Real Property Transfer Tax Due:	2
1 YOF 1 CI 1 I	
4. If Exemption Claimed:	Series # 7
<ul><li>a. Transfer Tax Exemption per NRS 375.090,</li><li>b. Explain Reason for Exemption: transfer from the transfer f</li></ul>	om Trust without condieration
b. Explain Reason for Exemption. danterer in	SIT THUS WILLIAM CONTRICTOR
5. Partial Interest: Percentage being transferred:	%
J. Tarriar microst. Totolitage bonig transferred.	
The undergiaged 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 substa	antiate the information provided herein. Furthermore, the
narries agree that disallowance of any claimed even	aption, or other determination of additional tax due, may
result in a penalty of 10% of the tax due plus interes	
Pursuant to NRS 375.030, the Buyer and Seller shall be jo	pintly and severally liable for any additional amount owed.
All I HAC	
Signature Service Later of	Capacity Grantor
Signature	Capacity
	DUDGED (OR ANGEEN DIFORMATION)
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: Glenda Lafleur, Trustee	Print Name: Glenda Lafleur
	Address: 1774 Apache Ave.
Address: <u>1744 Apache Ave.</u> City: South Lake Tahoe	City: South Lake Tahoe
City: South Lake Tahoe State: CA Zip: 96150	State: CA Zip:96150
State: CAZtp.90130	State. Dr. Zip. oo too
COMPANY/PERSON REQUESTING RECORDING	
(required if not the seller or buyer)	
Print Name:	Escrow #
Address:	
City: State:	Zip:
	MAY BE RECORDED/MICROFILMED)