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KAREN ELLISON, RECORDER E07

Natalia K. Vander Laan, Esq.

APN: 1220-24-601 ^{dxo}~~-053~~ _{dxg}

Recording requested by:)
Douglas and Carol Grattan)
1970 Arabian Lane)
Gardnerville, NV 89410)

When recorded mail to:)
Douglas and Carol Grattan)
1970 Arabian Lane)
Gardnerville, NV 89410)

Mail tax statement to:)
Douglas and Carol Grattan)
1970 Arabian Lane)
Gardnerville, NV 89410)

RPTT: \$0.00 Exempt (7)
Exempt (7): A transfer of title to or from a trust, if the transfer is made without consideration.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT:

DOUGLAS DEAN GRATTAN and CAROL LYNN BREED GRATTAN, who took title as DOUGLAS DEAN GRATTAN and CAROL LYNN BREED GRATTAN, husband and wife, as community property with right of survivorship,

For NO consideration, do hereby Grant, Bargain, Sell, and Convey unto:

DOUGLAS DEAN GRATTAN and CAROL LYNN BREED GRATTAN, Trustees, or their successors in Trust, under the DOUGLAS DEAN GRATTAN and CAROL LYNN BREED GRATTAN REVOCABLE LIVING TRUST, dated November 15, ~~2021~~ ²⁰²² and any amendments thereto. _{dxg}

ALL their interest in that real property situated in the county of Douglas, state of Nevada, more particularly described below, together with all and singular the tenements, hereditaments and

appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Legal Description:

See Exhibit "A"

NOTE: The above metes and bounds description appeared previously in that certain Grant, Bargain, Sale Deed recorded in the office of the County Recorder of Douglas County, Nevada, on October 27, 2004, as Document No. 0627848 of Official Records.

Subject to:

1. Taxes for the current fiscal year, paid current.
2. Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Executed on November 15, 2022, in the county of Douglas, state of Nevada.



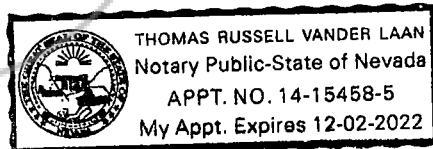
 DOUGLAS DEAN GRATTAN



 CAROL LYNN BREED GRATTAN

STATE OF NEVADA)
): ss
 COUNTY OF DOUGLAS)

This instrument was acknowledged before me on this November 15, 2022, by DOUGLAS DEAN GRATTAN and CAROL LYNN BREED GRATTAN.





 NOTARY PUBLIC

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 040702708

**The land referred to herein is situated in the
State of Nevada, County of DOUGLAS
unincorporated area described as follows:**

**Being a portion of the Northeast 1/4 of Section 24, Township
12, Range 20, M.D.B.&M., further described as follows:**

**Parcel B as shown on that Parcel Map for LINDA RUSH recorded
March 5, 1992, in Book 392, of Official Records, at Page 642,
Douglas County, Nevada, as Document No. 272599.**

ASSESSOR'S PARCEL NO. 1220-24-601-053

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1220-24-601 -053 _____
- 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
- Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: <u>11/22/22</u>	
Notes: <u>Grantor AR</u>	

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

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7 _____
- b. Explain Reason for Exemption: A transfer of title to or from a trust,
if the transfer is made 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 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 Doug Grattan Capacity Grantor/Grantee
 Signature Carol Grattan Capacity Grantor/Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Douglas and Carol Grattan
 Address: 1970 Arabian Lane
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Douglas and Carol Grattan, Trustees
 Address: 1970 Arabian Lane
 City: Gardnerville
 State: NV Zip: 89410

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

Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____