

DOUGLAS COUNTY, NV
RPTT:\$6045.00 Rec:\$40.00
\$6,085.00 Pgs=2

2023-1000575

09/19/2023 10:15 AM

FIRST CENTENNIAL - RENO (MAIN OFFICE)

SHAWNYNE GARREN, RECORDER

APN: 1319-19-310-014
R.P.T.T.: \$6,045.00
Escrow No.: 23036129-DR
When Recorded Return To:
The Isola 2001 Revocable Trust
8883 Bluff Lane
Fair Oaks, CA 95628

Mail Tax Statements to:
The Isola 2001 Revocable Trust
8883 Bluff Lane
Fair Oaks, CA 95628

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

William Robert Kerby and Jacqueline J. Kerby, husband and wife as joint tenants with right of survivorship

do(es) hereby Grant, Bargain, Sell and Convey to

Trudi Ann Balestreri, Trustee of The Isola 2001 Revocable Trust and Kenneth Joseph Balestreri, Trustee of The 2020 Balestreri Revocable Trust

all that real property situated in the County of Douglas , State of Nevada, described as follows:

Lot 5, in Block 2, of Official Map of Kingsbury Estates, Phase 1, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on September 26th, 1960, as Document No. 16645.

Assessors Parcel No.: 1319-19-310-014

Together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Dated this 13 day of September, 2023.

[Signature]
William Robert Kerby

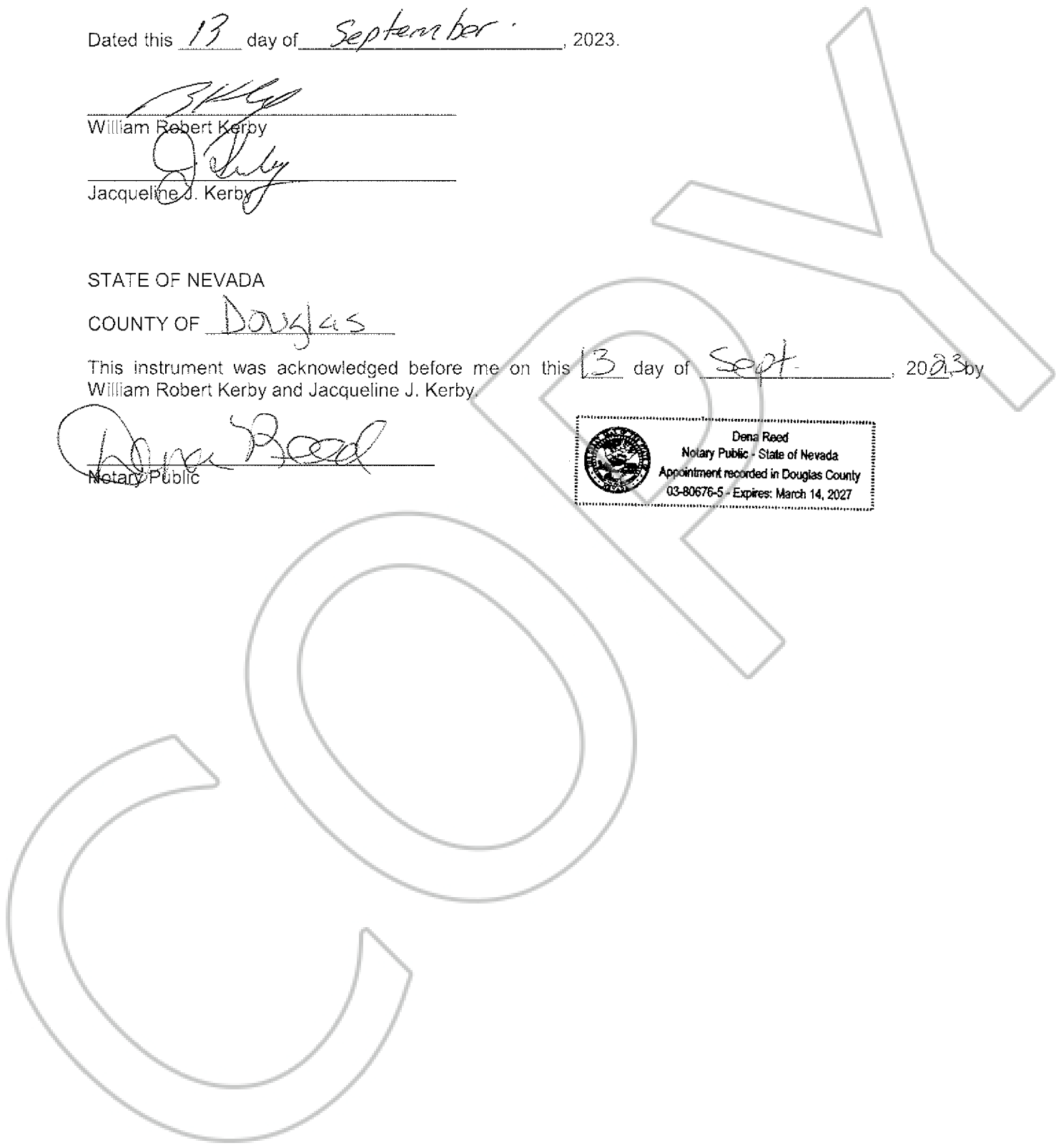
[Signature]
Jacqueline J. Kerby

STATE OF NEVADA

COUNTY OF Douglas

This instrument was acknowledged before me on this 13 day of Sept., 2023 by
William Robert Kerby and Jacqueline J. Kerby.

[Signature]
Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1319-19-310-014
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) Vacant Land b) Sgl. Fam. Residence
 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
 Document/Instrument No.: _____
 Book _____ Page _____
 Date of Recording: _____
 Notes: _____

3. a. Total Value/Sale Price of Property: \$1,550,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 c. Transfer Tax Value: \$1,550,000.00
 d. Real Property Transfer Tax Due: \$6,045.00

4. **IF EXEMPTION CLAIMED:**
 a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 100.00%
 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 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: Grantor
 Signature: _____ Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: William Robert Kerby and Jacqueline J. Kerby
 Address: PO Box 3151
 City: Stateline
 State: NV Zip: 89449

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Trudi Ann Balestreri, Trustee of The Isola 2001 Revocable Trust and Kenneth Joseph Balestreri, Trustee of The 2020 Balestreri Revocable Trust
 Address: 8883 Bluff Lane
 City: Fair Oaks
 State: California Zip: 95628

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: First Centennial Title Company of Nevada Esc. #: 23036129-DR
 Address: 896 W Nye Ln, Ste 104
 City: Carson City State: NV Zip: 89703