

DOUGLAS COUNTY, NV **2023-1001830**  
RPTT:\$1735.50 Rec:\$40.00  
\$1,775.50 Pgs=2 **10/30/2023 01:22 PM**  
FIRST CENTENNIAL - RENO (MAIN OFFICE)  
SHAWNYNE GARREN, RECORDER

APN: 1320-33-816-029  
R.P.T.T.: \$1,735.50  
Escrow No.: 23037315-SA  
When Recorded Return To:  
EFA Enterprises LLC, a Nevada Limited  
Liability Company, Series I  
1560 Willow Creek Lane  
Gardnerville, NV 89410

Mail Tax Statements to:  
EFA Enterprises LLC, a Nevada Limited  
Liability Company, Series I  
1560 Willow Creek Lane  
Gardnerville, NV 89410

SPACE ABOVE FOR RECORDER'S USE

### GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**Frances Friesen, Trustees or their successors in trust, under the Daniel I. Friesen and Frances Friesen Family Wealth Trust, dated July 13, 2011 and any amendments thereto**

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

**EFA Enterprises LLC, a Nevada Limited Liability Company, Series I**

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

Lot 54, in Block C, of Final Subdivision Map for Chichester Estates, Phase 11, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on December 27th, 2002, as Document No. 562225, and by Certificate of Amendment recorded March 27, 2003, in Book 0303, Page 13037, as Document No. 571430.

Assessors Parcel No.: 1320-33-816-029

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

Dated this 26 day of October, 2023.

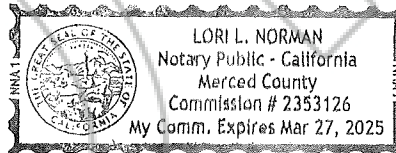
The Daniel I. Friesen and Frances Friesen Family Wealth Trust, dated July 13, 2011 and any amendments thereto

BY: Frances Friesen  
Frances Friesen  
Trustee

STATE OF NEVADA CA  
COUNTY OF Merced

This instrument was acknowledged before me on this 26 day of October, 2023, by Frances Friesen, as Trustee of The Daniel I. Friesen and Frances Friesen Family Wealth Trust, dated July 13, 2011 and any amendments thereto.

Lori L. Norman  
Notary Public



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1320-33-816-029  
 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: \$445,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property) (\$0.00)  
 c. Transfer Tax Value: \$445,000.00  
 d. Real Property Transfer Tax Due: \$1,735.50

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: *DA* Capacity: \_\_\_\_\_ Grantor *Escrow*  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_ Grantee \_\_\_\_\_

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

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

Frances Friesen, Trustees or their successors in trust, under the Daniel I. Friesen and Frances Friesen Family Wealth Trust, dated July 13, 2011 and any amendments thereto  
 Print Name: \_\_\_\_\_  
 Address: 400 Frietland Avenue  
 City: Atwater  
 State: CA Zip: 95301

EFA Enterprises LLC, a Nevada Limited Liability Company, Series I  
 Print Name: \_\_\_\_\_  
 Address: 1560 Willow Creek Lane  
 City: Gardnerville  
 State: Nevada Zip: 89410

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

Print Name: First Centennial Title Company of Nevada Esc. #: 23037315-SA  
 Address: 1352 Hwy 395, Ste 114  
 City: Gardnerville State: NV Zip: 89410