

1318-23-211-004

Return when recorded and mail tax statement to:

Name: Campbell Kennedy and Anne Kennedy
Address: 3497 Maplethorpe Lane
Soquel, CA 95073

Eloquent Title Order No: 2023-42

Exempt #: 5

Space Above This Line for Recorder's Use

GRANT, BARGAIN, AND SALE DEED

STATE OF NEVADA
CLARK COUNTY

THIS INDENTURE WITNESSETH THAT FOR GOOD AND VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Campbell Kennedy, a married man as his sole and separate property (hereinafter known as the "Grantor(s)") does hereby GRANT, BARGAIN, SELL, and CONVEY to Campbell Kennedy and Anne Kennedy, husband and wife as community property, with right of survivorship (hereinafter known as the "Grantee(s)") all that real property, with the rights, title, interest, and claim in or to the following *described real estate (*and in Exhibit A if attached), situated in Douglas County, Nevada to-wit:

Commonly known as: 132 Holly Lane, Zephyr Cove, NV, 89448

PROPERTY DESCRIPTION SET FORTH IN EXHIBIT "A", ATTACHED HERE TO AND MADE A PART HEREOF.

Subject to:

1. All general and special taxes for the current fiscal year 2023-2024.
2. Covenants, conditions, restrictions, reservations, rights, rights of way, and easements now of record.
3. Any existing encumbrances assumed and/or acknowledged by Grantee.
4. Any encumbrances not of public record or bargained for or ratified by contract between grantor and grantee.

TOGETHER WITH all the rights, members, tenements, privileges, hereditaments, appurtenances, including easements and water rights, if any, thereto belonging or appertaining, any reversions, remainders, tents, issues, profits thereof, or improvements to the Real Estate in anywise appertaining or belonging thereto. Therefore, transfers unto the said Grantees, their heirs and assigns forever.

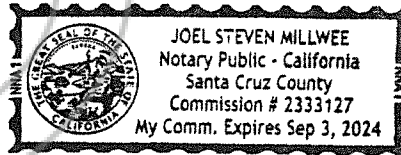
IN WITNESS WHEREOF, Grantor has executed and delivered this Grant, Bargain and Sale Deed under seal as of the date listed below.

Campbell Kennedy
Campbell Kennedy

STATE OF CALIFORNIA
COUNTY OF SANTA CRUZ

This instrument was acknowledged before me on this 21 day of November, 2023, by CAMPBELL KENNEDY

[Signature]
Signature of notarial officer

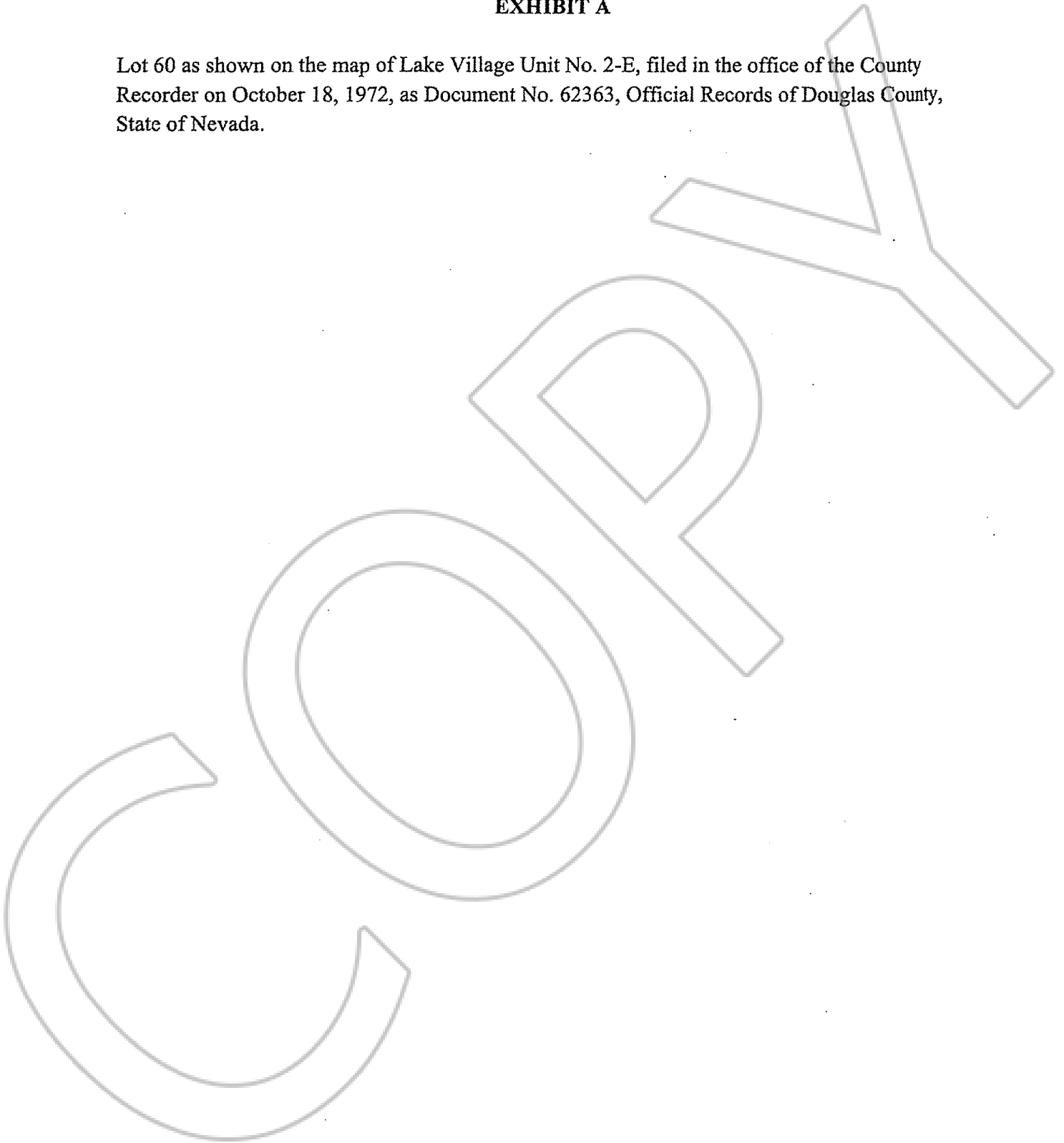


My Commission Expires: 9/3/2024

Joel Steven Millwee
CA # 2333127
Exp: 9-3-24

EXHIBIT A

Lot 60 as shown on the map of Lake Village Unit No. 2-E, filed in the office of the County Recorder on October 18, 1972, as Document No. 62363, Official Records of Douglas County, State of Nevada.



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-23-211-004
 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: \$ 0.00
 b. Deed in Lieu of Foreclosure Only (value of property) \$ 0.00
 c. Transfer Tax Value: \$
 d. Real Property Transfer Tax Due: \$0.00

4. **IF EXEMPTION CLAIMED:**
 a. Transfer Tax Exemption, per NRS 375.090, Section: Exempt 5
 b. Explain Reason for Exemption: Spouse to spouse transfer without consideration

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: Campbell Kennedy Capacity: Grantor

Signature: Anne Kennedy Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Campbell Kennedy
 Address: 3497 Maplethorpe Lane
 City: Soquel
 State: CA Zip: 95073

Print Name: Campbell Kennedy and Anne Kennedy
 Address: 3497 Maplethorpe Lane
 City: Soquel
 State: CA Zip: 95073

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

Print Name: Eloquent Title Esc. #: 2023-42
 Address: 5410 Cameron Street, 203
 City: Las Vegas State: NV Zip: 89118

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED