

APN: 1420-33-411-001

Recording Requested by
and Return to:
Woodburn and Wedge
Sharon M. Jannuzzi, Esq.
6100 Neil Road, Suite 500
Reno, Nevada 89511



00175482202310028600030037

SHAWNYNE GARREN, RECORDER

E07

Send Tax Statements to Grantees:
Kevin V. Goode and Stephanie K. Goode, Trustees
2628 Fawn Fescue Court
Minden, Nevada 89423

The undersigned hereby affirms that
this document submitted for recording
does not contain the personal information
of any person or persons.
(Per NRS 239B.030)

GRANT, BARGAIN AND SALE DEED

THIS GRANT, BARGAIN AND SALE DEED is made by and between KEVIN V GOODE and STEPHANIE K GOODE, husband and wife, as joint tenants ("Grantors"), and KEVIN V. GOODE and STEPHANIE K. GOODE, Trustees of the LNS REVOCABLE LIVING TRUST dated November 9, 2023 ("Grantees").

WITNESSETH:

WHEREAS, Grantors, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, to them in hand paid by the Grantees, the receipt of which is hereby acknowledged, do hereby GRANT, BARGAIN and SELL unto the Grantees and to their successors and assigns forever, all the right, title and interest in the certain real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 12, as set forth on that Subdivision Map entitled WILDHORSE ANNEX UNIT NO. 1, a Planned Unit Development, recorded January 6, 1994, in book 194, Page 1080, Official Records of Douglas County, State of Nevada, as Document No. 327012.

Excepting therefrom all minerals, oil, gas and other hydrocarbons, as conveyed in the Grant Deed to Stock Petroleum Co., Inc. recorded March 13, 1980, in Book 380, page 1315, Official Records of Douglas County, Nevada, as Document No. 42677

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.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the Grantees, their successors and assigns forever.

IN WITNESS WHEREOF, Grantors have executed these presents this November 9, 2023.

GRANTOR:

Kevin V Goode

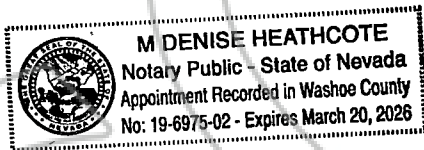
KEVIN V GOODE

Stephanie K Goode

STEPHANIE K GOODE

STATE OF NEVADA)
) ss.
COUNTY OF WASHOE)

This instrument was acknowledged before me on November 9, 2023, by KEVIN V GOODE and STEPHANIE K GOODE.



M Denise Heathcote

NOTARY PUBLIC

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1420-33-411-001
 b) _____
 c) _____
 d) _____

2. Type of Property:

- | | | | |
|-----------------------------|--------------|--|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input checked="" type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | Other | | |

FOR RECORDERS OPTIONAL USE ONLY	
Notes:	<u>Identified Trust - P</u>

3. Total Value/Sales Price of Property:

	<u>\$ 0.00</u>
Deed in Lieu of Foreclosure Only (value of property)	<u>\$ 0.00</u>
Transfer Tax Value:	<u>\$ 0.00</u>
Real Property Transfer Tax Due:	<u>\$ 0.00</u>

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7
 b. Explain Reason for Exemption: Transfer of title to or from a trust without consideration, with certificate of trust presented at time of recording.

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 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 Sharon M Jannuzzi /Woodburn and Wedge Capacity Attorney for Grantors
 Signature Sharon M Jannuzzi /Woodburn and Wedge Capacity Attorney for Grantees

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Kevin V. Goode and Stephanie K. Goode
 Address: 2628 Fawn Fescue Court
 City: Minden
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Kevin V. Goode and Stephanie K. Goode, Trustees
 Address: 2628 Fawn Fescue Court
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Sharon M. Jannuzzi/Woodburn and Wedge Escrow # N/A
 Address: 6100 Neil Road, Suite 500
 City: Reno State: NV Zip: 89511

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)