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SHAWNYNE GARREN, RECORDER E07

Natalia K. Vander Laan, Esq.

APN: 1320-30-213-008

Recording requested by:)
Tracy Ghan)
1748 Pinewood Drive # 8)
Minden, NV 89423)

When recorded mail to:)
Tracy Ghan)
1748 Pinewood Drive # 8)
Minden, NV 89423)

Mail tax statement to:)
Tracy Ghan)
1748 Pinewood Drive # 8)
Minden, NV 89423)

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:

TRACY GAHN, who took title as TRACY GAHN, Trustee, or her successors in Trust, under the GABRIELE EGGERT REVOCABLE LIVING TRUST, dated October 28, 2022, and any amendments thereto,

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

TRACY GAHN, an unmarried woman as her sole and separate property,

ALL her 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:

Unit 8, as shown on the Official Map of Westwood Manor, Phase I, filed for record in the Office of the County Recorder of Douglas County, Nevada, on September 29, 1981, as Document No. 60744.

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 November 4, 2022, as Document No. 2022-991413 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 February 14, 2023, in the county of Douglas, state of Nevada.

Tracy Gahn
 TRACY GAHN

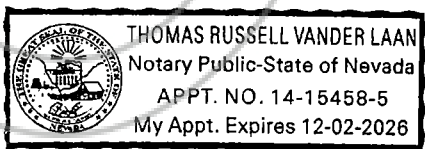
STATE OF NEVADA)
): ss
 COUNTY OF DOUGLAS)

This instrument was acknowledged before me on February 14, 2023, by TRACY GAHN.

****Michele***
 au*

qu

 NOTARY PUBLIC



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1320-30-213-008
 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: _____	
Notes: <u>Verified Trust</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 Tracy Ghan Capacity Grantor/Grantee
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Tracy Ghan, Trustee
 Address: 1748 Pinewood Drive # 8
 City: Minden
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Tracy Ghan
 Address: 1748 Pinewood Drive # 8
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____