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SHAWNYNE GARREN, RECORDER

E07

APN# 1319-19-112-007

Recording Requested by:

Name: Bradley Paul Elley, Esq.

Address: 120 Country Club Dr., Ste. 5

City/State/Zip: Incline Village, NV 89451

When Recorded Mail to:

Name: Bradley Paul Elley, Esq.

Address: 120 Country Club Dr., Ste. 5

City/State/Zip: Incline Village, NV 89451

Mail Tax Statement to:

Name: Kathryn Bertram Martineau, Trustee

Address: P.O. Box 4125

City/State/Zip: Stateline, NV 89449

(for Recorder's use only)

DEED

(Title of Document)

Please complete Affirmation Statement below:

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the personal information of any person or persons. (Per NRS 239B.030)

-OR-

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does contain the personal information of a person or persons as required by law:

(State specific law)

Bradley Paul Elley
Signature

Attorney

Title

Bradley Paul Elley, Esq.

Printed Name

This page added to provide additional information required by NRS 111.312 Sections 1-2 and NRS 239B.030 Section 4.

This cover page must be typed or printed in black ink.

DEED

THIS INDENTURE, made as of this 20th day of April, 2023, between KATHRYN BERTRAM MARTINEAU, also known as KATHRYN B. MARTINEAU, having an address at 276 Andria Drive, Stateline, Nevada 89449, as the grantor hereunder (hereinafter referred to as the "Grantor"), and KATHRYN BERTRAM MARTINEAU, having an address at 276 Andria Drive, Stateline, Nevada 89449, as Trustee under the Declaration of Trust of even date herewith, known as the KATHRYN BERTRAM MARTINEAU Living Trust, made by KATHRYN BERTRAM MARTINEAU and said Trustee, as the grantee hereunder (hereinafter referred to as the "Grantee").

WITNESSETH, that Grantor, without consideration, does hereby grant, convey and release unto Grantee and the heirs, executors, administrators, successors and assigns of Grantee forever,

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the County of Douglas, State of Nevada, described as follows:

LOT 21, AS SHOWN ON THE MAP OF KINGSBURY VILLAGE SUBDIVISION, UNIT NO. 1, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, DECEMBER 27, 1961.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

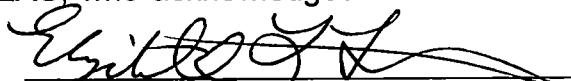
TO HAVE AND TO HOLD the premises herein granted unto Grantee and the heirs, executors, administrators, successors and assigns of Grantee forever.

IN WITNESS WHEREOF, Grantor has duly executed this Deed on the date first above written.


KATHRYN BERTRAM MARTINEAU
Grantor

STATE OF NEVADA, COUNTY OF WASHOE, ss.

On this 20th day of April, 2023, personally appeared before me, a notary public, KATHRYN BERTRAM MARTINEAU, who acknowledged that she executed the foregoing deed.


Notary Public

My commission expires on July 1, 2023



STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1319-19-112-007
- 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'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | Other: _____ (please specify) | | |

FOR RECORDERS OPTIONAL USE ONLY
Notes: <u>Verified Trust</u>

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ _____

Transfer Tax Value: \$ _____

Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 375.090 (7)
- b. Explain Reason for Exemption: _____
A transfer of title to a trust 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 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 Kathryn Bertram Martineau Capacity Attorney for Grantors

Signature Kathryn Bertram Martineau Capacity Attorney for Grantee

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Kathryn B. Martineau

Address: P.O. Box 4125

City: Stateline

State: NV Zip: 89449

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: KATHRYN BERTRAM MARTINEAU Living Trust

Address: P.O. Box 4125

City: Stateline

State: NV Zip: 89449

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Bradley Paul Elley, Esq. Escrow # _____

Address: 120 Country Club Dr., Ste. 5

City: Incline Village State: NV Zip: 89451

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)