

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO

ROLLSTON, HENDERSON & JOHNSON, LTD.
295 U. S. Highway 50, Suite 14
PO Box 4848
Stateline, Nevada 89448

Attn: MICHAEL P. HAMBSCH



SHAWNYNE GARREN, RECORDER

E07

A.P.N. 1318-23-410-002

SPACE ABOVE THIS LINE FOR RECORDER'S USE

TRUST TRANSFER DEED

The undersigned Grantors, **RICHARD BAINES**, and **JAMIE BAINES**, who are husband and wife, declare under penalty of perjury under the laws of the State of Nevada that the following is true and correct:

Documentary transfer tax is \$ NONE, as this conveyance transfers an interest into a Revocable Living Trust, without consideration. NRS 375.090(7).

GRANTORS: RICHARD BAINES and JAMIE BAINES, husband and wife, as joint tenants, hereby GRANT all of their right, title and interest to:

GRANTEES: RICHARD BAINES & JAMIE BAINES, as Trustees of the BAINES FAMILY TRUST dated May 31, 2023, all that real property situated in an unincorporated area in Douglas County, Nevada, known as Kingsbury Grade, Stateline, Nevada, and more fully described as "Lot 46, as shown on the Map of PONDEROSA PARK SUBDIVISION, filed in the Office of the County Recorder of Douglas County, Nevada, on February 25, 1970, as Document No. 47249." Common address is 176 Ponderosa Drive, Stateline, Nevada 89449.

Dated: May 31, 2023


RICHARD BAINES


JAMIE BAINES

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF NEVADA)

COUNTY OF DOUGLAS)

On May 31, 2023, before me, MICHAEL P. HAMBSCH, Notary Public, personally appeared RICHARD BAINES and JAMIE BAINES, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

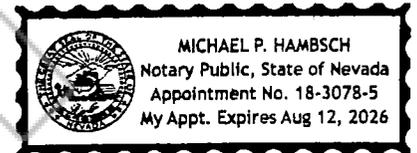
I certify under PENALTY OF PERJURY under the laws of the State of Nevada that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)



**MAIL TAX STATEMENTS TO:
RICHARD & JAMIE BAINES, PO Box 5383, Stateline, NV 89449**

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1318-23-410-002
 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
 i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Verified Trust - J</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: \$ \$0.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 7
 b. Explain Reason for Exemption: This conveyance transfers an interest into a Revocable Living Trust, without consideration.

5. Partial Interest: Percentage being transferred: 50.00 %

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 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: Richard Baines & Jamie Baines Capacity: _____ Seller

Signature: Richard Baines & Jamie Baines Capacity: _____ Buyer/Trustees

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: RICHARD BAINES & JAMIE BAINES
 Address: PO Box 5383
 City: Stateline
 State: Nevada Zip: 89449

Print Name: RICHARD BAINES & JAMIE BAINES, Trustees
 Address: PO Box 5383
 City: Stateline
 State: Nevada Zip: 89449

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: MICHAEL P. HAMBSCH Escrow # n/a
 Address: PO Box 4848
 City: Stateline State: NV Zip: 89449