

DOUGLAS COUNTY, NV

2023-997727

RPTT:\$2827.50 Rec:\$40.00

\$2,867.50 Pgs=2

06/20/2023 01:01 PM

FIRST CENTENNIAL - RENO (MAIN OFFICE)

SHAWNYNE GARREN, RECORDER

APN: 1318-23-215-002
R.P.T.T.: \$2,827.50
Escrow No.: 23034751-DR
When Recorded Return To:
The Mark B. Chang and Xueling Zhao
Revocable Living Trust
916 Sierra Park Lane
Sacramento, CA 95864

Mail Tax Statements to:
The Mark B. Chang and Xueling Zhao
Revocable Living Trust
916 Sierra Park Lane
Sacramento, CA 95864

SPACE ABOVE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Paul R. Stevenson and Rose Stevenson, Trustees of The Stevenson Trust (created by a Trust Instrument dated January 28, 2022)

do(es) hereby Grant, Bargain, Sell and Convey to

Mark B. Chang and Xueling Zhao, Trustees of The Mark B. Chang and Xueling Zhao Revocable Living Trust

all that real property situated in the County of Douglas , State of Nevada, described as follows:

Lot 14, of Lake Village, Phase 2A, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on August 9th, 1972, as Document No. 61076.

Assessors Parcel No.: 1318-23-215-002

Together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Page 2 of the Grant, Bargain, Sale Deed (signature page).

Escrow No.: 23034751-DR

Dated this 9 day of June, 2023.

The Stevenson Trust (created by a Trust Instrument dated January 28, 2022)

BY: Paul R. Stevenson
Paul R. Stevenson, Trustee


BY: Rose Stevenson
Rose Stevenson, Trustee

STATE OF NEVADA

COUNTY OF Douglas

This instrument was acknowledged before me on this 9 day of June, 2023 by Paul R. Stevenson, as Trustee and Rose Stevenson, as Trustee of The Stevenson Trust (created by a Trust Instrument dated January 28, 2022).

Dena Reed
Notary Public

 Dena Reed
Notary Public - State of Nevada
Appointment recorded in Douglas County
03-80676-5 - Expires: March 14, 2027

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1318-23-215-002
 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: _____ \$725,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) _____ (\$0.00)
 c. Transfer Tax Value: _____ \$725,000.00
 d. Real Property Transfer Tax Due: _____ \$2,827.50

4. **IF EXEMPTION CLAIMED:**
 a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

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: *Paul R. Stevenson* Capacity: _____ Grantor
 Signature: _____ Capacity: _____ Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Paul R. Stevenson and Rose Stevenson,
 Trustees of The Stevenson Trust
 (created by a Trust Instrument dated
 January 28, 2022)
 Print Name: _____
 Address: P.O. Box 1217
 City: Zephyr Cove
 State: NV Zip: 89448

Mark B. Chang and Xueling Zhao,
 Trustees of The Mark B. Chang and
 Xueling Zhao Revocable Living Trust
 Print Name: _____
 Address: 916 Sierra Park Lane
 City: Sacramento
 State: California Zip: 95864

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

Print Name: First Centennial Title Company of Nevada Esc. #: 23034751-DR
 Address: 896 W Nye Ln, Ste 104
 City: Carson City State: NV Zip: 89703

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED