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Natalia K. Vander Laan, Esq.

SHAWNYNE GARREN, RECORDER

E07

A.P.N.: 1320-29-111-014

Recording requested by:)
David and Catherine Shadel)
1851 Pinto Circle)
Gardnerville, NV 89410)

When recorded mail to:)
David and Catherine Shadel)
1851 Pinto Circle)
Gardnerville, NV 89410)

Mail tax statement to:)
David and Catherine Shadel)
1851 Pinto Circle)
Gardnerville, NV 89410)

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:

CATHERINE LEE SHADEL, who took title as CATHERINE LEE SHADEL, a married woman as her sole and separate property,

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

DAVID JAMES SHADEL and CATHERINE LEE SHADEL, Trustees, or their successors in Trust, under the DAVID J. SHADEL & CATHERINE L. SHADEL TRUST, dated February 17, 2018.

ALL her interest in that real property situated in the county of Douglas, state of Nevada, more particularly described below, together with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Legal Description:

See Exhibit "A."

NOTE: The above metes and bounds description appeared previously in that certain Grant, Bargain, and Sale Deed recorded in the office of the County Recorder of Douglas County, Nevada, on August 23, 2005, as Document No. 0653081 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.

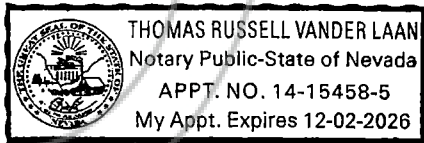
This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Executed on July 20, 2023, in the county of Douglas, state of Nevada.

Catherine Lee Shadel
 CATHERINE LEE SHADEL

STATE OF NEVADA)
): ss
 COUNTY OF DOUGLAS)

This instrument was acknowledged before me on this July 20, 2023, by CATHERINE LEE SHADEL.



[Signature]

 NOTARY PUBLIC

EXHIBIT "A"
LEGAL DESCRIPTION

Parcel 1:

Unit 325 as shown on that certain Record of Survey filed for record in the Office of the County Recorder of Douglas County, Nevada on June 9, 1997 in Book 697, at Page 1495 as Document No. 41454, Official Records being a Boundary Line Adjustment of the Final Map No. 1008-7A for WINEHAVEN, UNIT NO. 7, PHASE A, A PLANNED UNIT DEVELOPMENT, filed for record in the Office of the County Recorder of Douglas County, Nevada on November 17, 1995, in Book 1195, Page 2675, Document No. 374950, Official Records.

New APN 1320-29-111-014 Old APN 25-790-84

Parcel 2:

A non-exclusive easement for use, enjoyment, ingress and egress over the common area as set forth in Declaration of Covenants Conditions and Restrictions recorded September 28, 1990, in Book 990, Page 4348, as Document No. 235644, Official Records.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1320-29-111-014 _____
- 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 - G</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 Catherine Lee Shadel Capacity Grantor/Grantee

Signature _____ Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: CATHERINE LEE SHADEL

Address: 1851 Pinto Circle

City: Gardnerville

State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: DAVID JAMES SHADEL and CATHERINE LEE SHADEL, Trustees

Address: 1851 Pinto Circle

City: Gardnerville

State: NV Zip: 89410

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

Print Name: _____ Escrow #: _____

Address: _____

City: _____ State: _____ Zip: _____