

APN: 1220-03-310-010



After Recording, Mail to:

Carrie Nolting & Cristy Menzer  
1355 Mountain Ash  
Gardnerville, NV 89410

SHAWNYNE GARREN, RECORDER E07

Mail Tax Statements to:

Same as above

The undersigned affirms that this document does not contain the social security number of any person. (NRS 239B.030).

### TRUST TRANSFER DEED

CARRIE JENÉ NOLTING and CRISTY LYNN MENZER, Co-Trustees of the ALAN BRIAN MORTIMER AND KATHRYN MORTIMER 1996 FAMILY TRUST dated February 27, 1996, Grantors, hereby grant to CARRIE JENÉ NOLTING, an unmarried woman, as to an undivided one-half interest, and CRISTY LYNN MENZER, an unmarried woman, as to an undivided one-half interest, as tenants-in-common, the following described real property in the County of Douglas, State of Nevada:

PARCEL ONE:

That portion of Parcel "A" as shown on the map of CARSON VALLEY INDUSTRIAL PARK, filed March 30, 1970, in the Office of the County Recorder of Douglas County, Nevada, more particularly described as follows:

COMMENCING at the Northeast corner of said Parcel "A" as shown on said map; thence North 87°23'00" West along the North line of said Parcel "A" a distance of 644.66 feet (of record 444.66 feet) to the Northwest corner of the parcel of land conveyed to Frank Buell, et.al., recorded March 8, 1973, in Book 373, Page 185, Official Records; to the TRUE POINT OF BEGINNING; thence from the true point of beginning South 02°37'00" West along the West line of said Buell Parcel a distance of 392.18 feet to a point in the Northerly line of Industrial Way as shown on said map; thence North 87°23'00" West along the North line of Industrial Way a distance of 222.14 feet; thence leaving said North line North 02°37'00" East a distance of 392.18 feet to a point in the North line of said Parcel "A"; thence South 87°23'00" East along the North line of Parcel "A" a distance of 222.14 feet to the TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCEL OF LAND, TOWIT:

That portion of Parcel "A" as shown on the map of Carson Valley Industrial Park, filed March 30, 1970, in the Office of the County Recorder of Douglas County, Nevada, as follows:


COMMENCING at the Northeast corner of said Parcel "A"; thence North 87°23'00" West along the North line of said Parcel "A" a distance of 644.66 feet to the Northwest corner of said Parcel of Land conveyed to Frank Buell, et.al., recorded March 8, 1973, in Book 373, Page 185, Official Records; thence South 02°37'00" West along the West line of said Buell Parcel a distance of 329.18 feet to a point in the Northerly line of Industrial Way as shown on said map; being identical with the Southwest corner of the Buell Parcel as referred to herein above; the TRUE POINT OF BEGINNING for the following described parcel; thence North 87°23'00" West along the North line of Industrial Way a distance of 120.00 feet; thence North 02°37'00" East a distance of 190.00 feet; thence South 87°23'00" East a distance of 120.00 feet to a point in the East line of the herein above described parcel, being also a point in the West line of the Buell Parcel as herein above referred to; thence South 02°37'00" West a distance of 190.00 feet to the TRUE POINT OF BEGINNING.

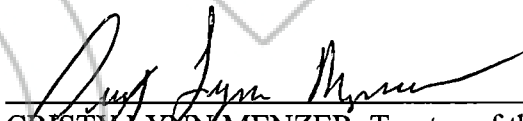
Per NRS 111.312, this legal description was previously recorded at Document No. 0568156 in Book 0203 at Pages 10739-10741, on February 25, 2003.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said party of the second part.

IN WITNESS WHEREOF, the party of the first part has executed this conveyance on July 24, 2023.

  
CARRIE JENÉ NOLTING, Trustee of the  
ALAN BRIAN MORTIMER AND KATHRYN  
MORTIMER 1996 FAMILY TRUST  
dated February 27, 1996, amended April  
18, 2000

  
CRISTY LYNN MENZER, Trustee of the  
ALAN BRIAN MORTIMER AND  
KATHRYN MORTIMER 1996 FAMILY  
TRUST dated February 27, 1996, amended  
April 18, 2000

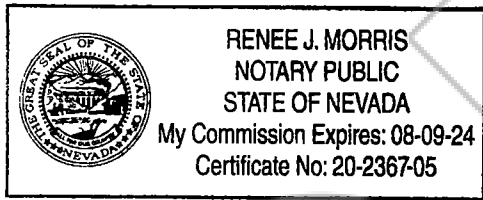
**ACKNOWLEDGMENT**

STATE OF NEVADA )  
 ) : ss.  
COUNTY OF DOUGLAS )

On July 24, 2023, before me, Renee J. Morris, Notary Public, personally appeared CARRIE JENÉ NOLTING and CRISTY LYNN MENZER, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Seal



*Renee J. Morris*  
NOTARY PUBLIC

**STATE OF NEVADA  
DECLARATION OF VALUE**

**1. Assessor Parcel Number(s)**

a) 1220-03-310-010  
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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Document/Instrument #:	_____
Book:	_____ Page: _____
Date of Recording:	_____
Notes:	<u>Verified Notice - Doc 992928</u> <u>JK</u>

**3. Total Value/Sales Price of Property:**

\$ 0  
Deed in Lieu of Foreclosure Only (value of property): \$ \_\_\_\_\_  
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: This is a transfer from a trust without consideration, and a copy of the recorded Certificate of Trust is submitted herewith.

**5. Partial Interest: Percentage being transferred: \_\_\_\_\_%**

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: Carrie J. Nolting Capacity: Grantor  
Signature: Cristy L. Menzer Capacity: Grantee

**SELLER (GRANTOR) INFORMATION (Required)**

Print Name: Carrie J. Nolting  
Address: 1355 Mountain Ash  
Gardnerville, NV 89410

**BUYER (GRANTEE) INFORMATION (Required)**

Print Name: Cristy L. Menzer  
Address: 617 Long Valley Rd.  
Gardnerville, NV 89460

**COMPANY/PERSON REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Law Office of Karen L. Winters Esc.# \_\_\_\_\_  
Address: P.O. Box 1987  
City: Minden State: NV Zip: 89423