

A.P.N.: 1318-23-310-049
R.P.T.T.: Exempt #7



RECORDING REQUESTED BY:
Gregory Siu
P.O. Box 603
Saratoga, CA 95071

SHAWNYNE GARREN, RECORDER E07

WHEN RECORDED MAIL DOCUMENT
SAME AS ABOVE

AND TAX BILL TO:
SAME AS ABOVE

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Gregory Siu, a married man, as his sole and separate property an undivided 50% interest

hereby GRANT(S) to Gregory Siu, Trustee of the Gregory Siu 2001 Separate Property
Trust dated 4/7/2001, an undivided 50% interest

the real property situates in the County of Douglas, State of Nevada, described as
follows;

LOT 21, BLOCK B, AS SHOWN ON THE OFFICIAL MAP OF AMENDED LAKE VILLAGE UNIT #1, RECORDED IN
THE OFFICE OF THE COUNTY RECORDER ON JUNE 29, 1970 IN BOOK 1 OF MAPS AS DOCUMENT NO
45873.

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.

Dated: 8/10/2023


Gregory Siu

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 California
County of Santa Clara^{SS}

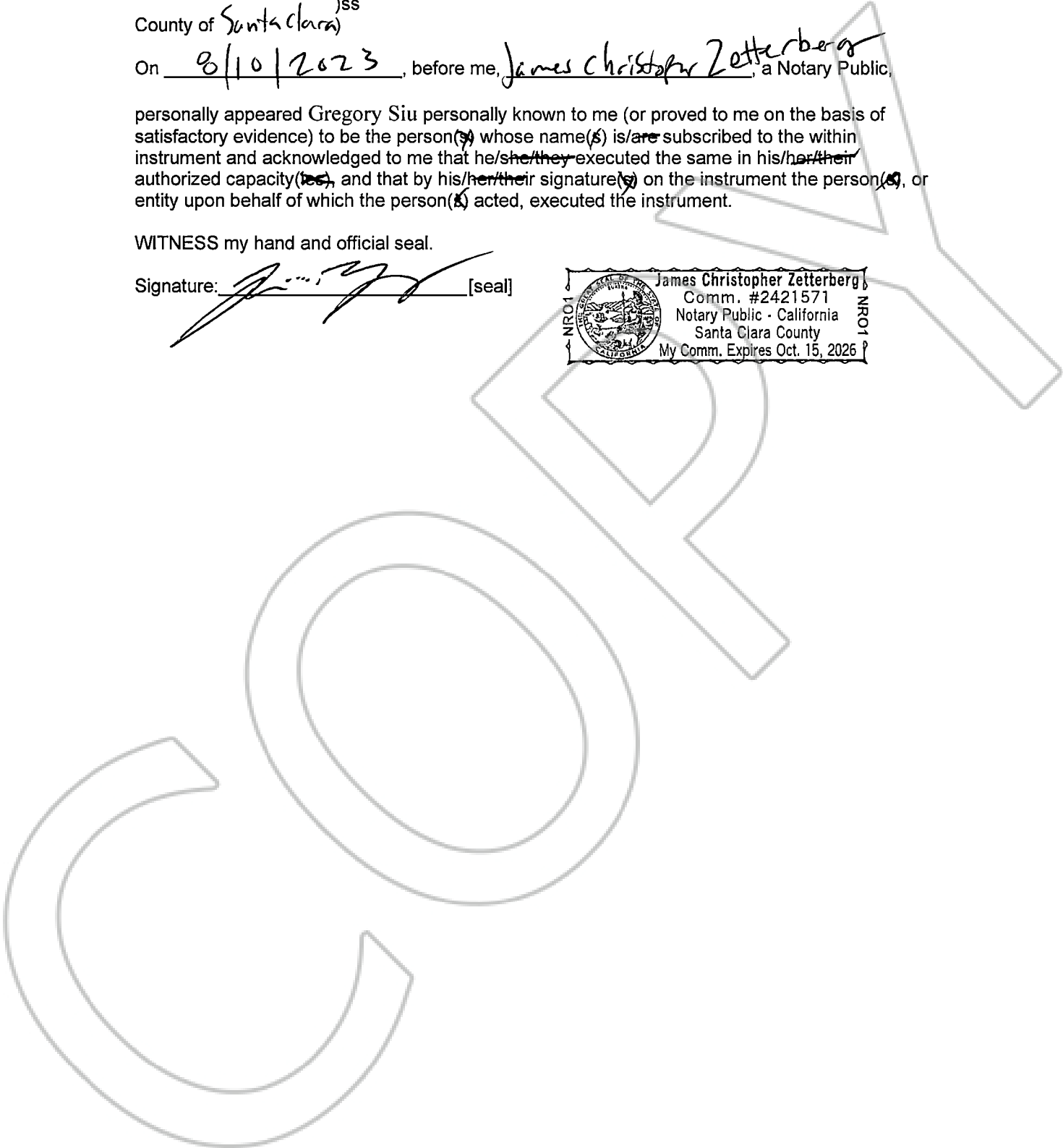
On 8/10/2023, before me, James Christopher Zetterberg, a Notary Public,

personally appeared Gregory Siu personally known to me (or 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/hers/their authorized capacity(ies), and that by his/hers/their signature(s) on the instrument the person(s), or entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature: [Handwritten Signature] [seal]

James Christopher Zetterberg
Comm. #2421571
Notary Public - California
Santa Clara County
My Comm. Expires Oct. 15, 2026



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1318-23-310-049
 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: <u>8/24/23</u>	
NOTES: <u>Grant to Trust</u>	

3. Total Value/Sales Price of Property:	\$	<u>0.00</u>
Deed in Lieu of Foreclosure Only (value of property)	(<u>0.00</u>
Transfer Tax Value:	\$	<u>0.00</u>
Real Property Transfer Tax Due:	\$	<u>0.00</u>

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 7
 b. Explain Reason for Exemption: transfer to trust for no consideration

5. Partial Interest: Percentage being transferred: 50 %

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 [Signature] 8/10/23 Capacity GRANTOR

Signature [Signature] 8/10/23 Capacity GRANTEE

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Gregory Siu
 Print Name: _____
 Address: PO Box 603
 City: Saratoga
 State: CA Zip: 95071

BUYER (GRANTEE) INFORMATION
(REQUIRED)

The Gregory Siu 2001 Separate Property Trust
 Print Name: _____
 Address: PO Box 603
 City: Saratoga
 State: CA Zip: 95071

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

Print Name: STEVE'S DEEDS Escrow # Siu Trust
 Address: BOX 11506
 City: ZEPHYR COVE State: NEVADA Zip: 89448