

APN: 1022-09-001-053

Affix R.P.T.T. \$0.00

Exempt per NRS 375.090, Section 07

WHEN RECORDED MAIL TO and MAIL TAX STATEMENTS TO:

Sheri Stevenson, Trustee
1400 Sinaloa Avenue
Pasadena, CA 91104

File No. 35083 CM

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Sheryl Stevenson, a Single Woman

in consideration of \$0.00 and other valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to

Sheri Stevenson, also known as Sheryl Stevenson, Trustee of the Sheri Stevenson Revocable Trust dated September 13, 2012

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

Lot 89, as shown on the map of Topaz Ranch Estates, Unit No. 3, filed in the office of the County Record of Douglas County, State of Nevada, on March 31, 1969, as Document No. 44091.

Commonly known as: 3620 Pinenut Way, Wellington, NV 89444

- Subject to:
1. Taxes for the current fiscal year, paid current.
 2. Conditions, covenants, restrictions, reservations, rights, rights of way and easements now of record, if any.

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

Witness my/our hand(s) on FEBRUARY 14, 2024

Sheryl Stevenson
Sheryl Stevenson

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.

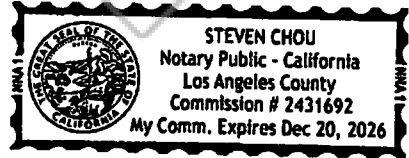
STATE OF California)
COUNTY OF Los Angeles) §

On 2/14/24 before me, Steven Chou, Notary Public, personally appeared Sheryl Stevenson 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 California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1022-09-001-053
 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>Trust of - [Signature]</u>	

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

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 07
 b. Explain Reason for Exemption: transfer without consideration to or from a trust

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 Sheryl Stevenson Capacity Grantor
 Signature Sheryl Stevenson AKA Sheryl Stevenson, TRUSTEE Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Sheryl Stevenson
 Address: 1400 Sinaloa Avenue
 City: Pasadena
 State: CA Zip: 91104

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Shari Stevenson aka Sheryl Stevenson, Trustee
 Address: 1400 Sinaloa Avenue
 City: Pasadena
 State: CA Zip: 91104

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: DocStar Services, LLC Escrow #: 35083 CM
 Address: 17260 Bear Valley Road, Suite 110
 City: Victorville State: California Zip: 92395